

SHOPPING CENTER RETAIL SPACE AVAILABLE

OLD NICHOLS VILLAGE SHOPPING CENTER
248•SUITE 7B• SMITHTOWN BOULEVARD, NESCONSET NY 11767



CONTACT EXCLUSIVE BROKER FOR DETAILS:

EDWARD GOTTLIEB, CRX, CLS

LIC. Associate RE Broker

ed@schuckmanrealty.com

KENNETH SCHUCKMAN

LIC. RE Broker

KEN@schuckmanrealty.com

516-496-8888

[VIEW ALL PROPERTIES](#)

120 NORTH VILLAGE AVENUE • ROCKVILLE CENTRE, NY 11570

WWW.SCHUCKMANREALTY.COM

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property; and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman is Broker of record of Schuckman Realty Inc.

SCHUCKMAN[®]
REALTY INC.

SHOPPING CENTER RETAIL SPACE AVAILABLE

OLD NICHOLS VILLAGE SHOPPING CENTER
248•SUITE 7B• SMITHTOWN BOULEVARD, NESCONSET NY 11767

PROPERTY INFORMATION

SIZE: 1,000 SF
FRONTAGE: ±20'
CATEGORY: IN-LINE RETAIL
CROSS STREET: NICHOLS ROAD
POSSESSION: IMMEDIATE
ASKING PRICE: UPON REQUEST

COMMENTS:

- BUSY SHOPPING CENTER AT INTERSECTION OF SMITHTOWN BLVD AND NICHOLS RD.
- STRONG DEMOGRAPHICS
- DEDICATED PARKING WITH EASEMENT TO CVS PHARMACY

AREA TENANTS:



DEMOGRAPHICS:	1 mile	2 mile	3 mile
Population	12,673	44,167	92,029
Households	4,357	14,948	31,325
Average HH Income	\$136,936	\$137,527	\$130,575

CONTACT EXCLUSIVE BROKER FOR DETAILS:

EDWARD GOTTLIEB, CRX, CLS

LIC. Associate RE Broker

ed@schuckmanrealty.com

KENNETH SCHUCKMAN

LIC. RE Broker

KEN@schuckmanrealty.com

516-496-8888

[VIEW ALL PROPERTIES](#)

SCHUCKMAN
REALTY INC.

120 NORTH VILLAGE AVENUE • ROCKVILLE CENTRE, NY 11750

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property; and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman is Broker of record of Schuckman Realty Inc.

WWW.SCHUCKMANREALTY.COM

SHOPPING CENTER RETAIL SPACE AVAILABLE

OLD NICHOLS VILLAGE SHOPPING CENTER
248 SUITE 7B, SMITHTOWN BOULEVARD, NESCONSET NY 11767



CONTACT EXCLUSIVE BROKER FOR DETAILS:

EDWARD GOTTLIEB, CRX, CLS
LIC. Associate RE Broker
ed@schuckmanrealty.com

KENNETH SCHUCKMAN
LIC. RE Broker
KEN@schuckmanrealty.com

516-496-8888

[VIEW ALL PROPERTIES](#)

120 NORTH VILLAGE AVENUE • ROCKVILLE CENTRE, NY 11570

WWW.SCHUCKMANREALTY.COM

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property; and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman is Broker of record of Schuckman Realty Inc.

SCHUCKMAN
REALTY INC.

SHOPPING CENTER RETAIL SPACE AVAILABLE

OLD NICHOLS VILLAGE SHOPPING CENTER
248•SUITE 7B• SMITHTOWN BOULEVARD, NESCONSET NY 11767



CONTACT EXCLUSIVE BROKER FOR DETAILS:

EDWARD GOTTLIEB, CRX, CLS

LIC. Associate RE Broker

ed@schuckmanrealty.com

KENNETH SCHUCKMAN

LIC. RE Broker

KEN@schuckmanrealty.com

516-496-8888

[VIEW ALL PROPERTIES](#)

120 NORTH VILLAGE AVENUE • ROCKVILLE CENTRE, NY 11570

WWW.SCHUCKMANREALTY.COM

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property; and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman is Broker of record of Schuckman Realty Inc.

SCHUCKMAN[®]
REALTY INC.