



## RETAIL SPACE

# MASSAPEQUA, NY

4303 MERRICK ROAD

### SIZE

1,305 SF

### ASKING RENT

Upon Request

### NEIGHBORS

Uncle Giuseppe's Marketplace, Starbucks, Verizon Wireless, Amazing Lash Studio, TD Bank, Stop & Shop, Dunkin', Ralph's Italian Ices, 7-Eleven, All American Hamburger Drive In, Calda Pizzeria & Restaurant, Taco Joe's, Burgerology

### COMMENTS

Freestanding building with ±45 FT of frontage

10 Car Private Parking Lot

Over 41,000 vehicles pass this site daily on Merrick Road

\$205,550 Average Household Income within a 3 mile radius

1/4 mile from Fairfield Elementary School

1 mile from Massapequa High School

## CONTACT EXCLUSIVE AGENTS

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**RIPCO**  
REAL ESTATE

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Suite 100  
Woodbury, NY 11797  
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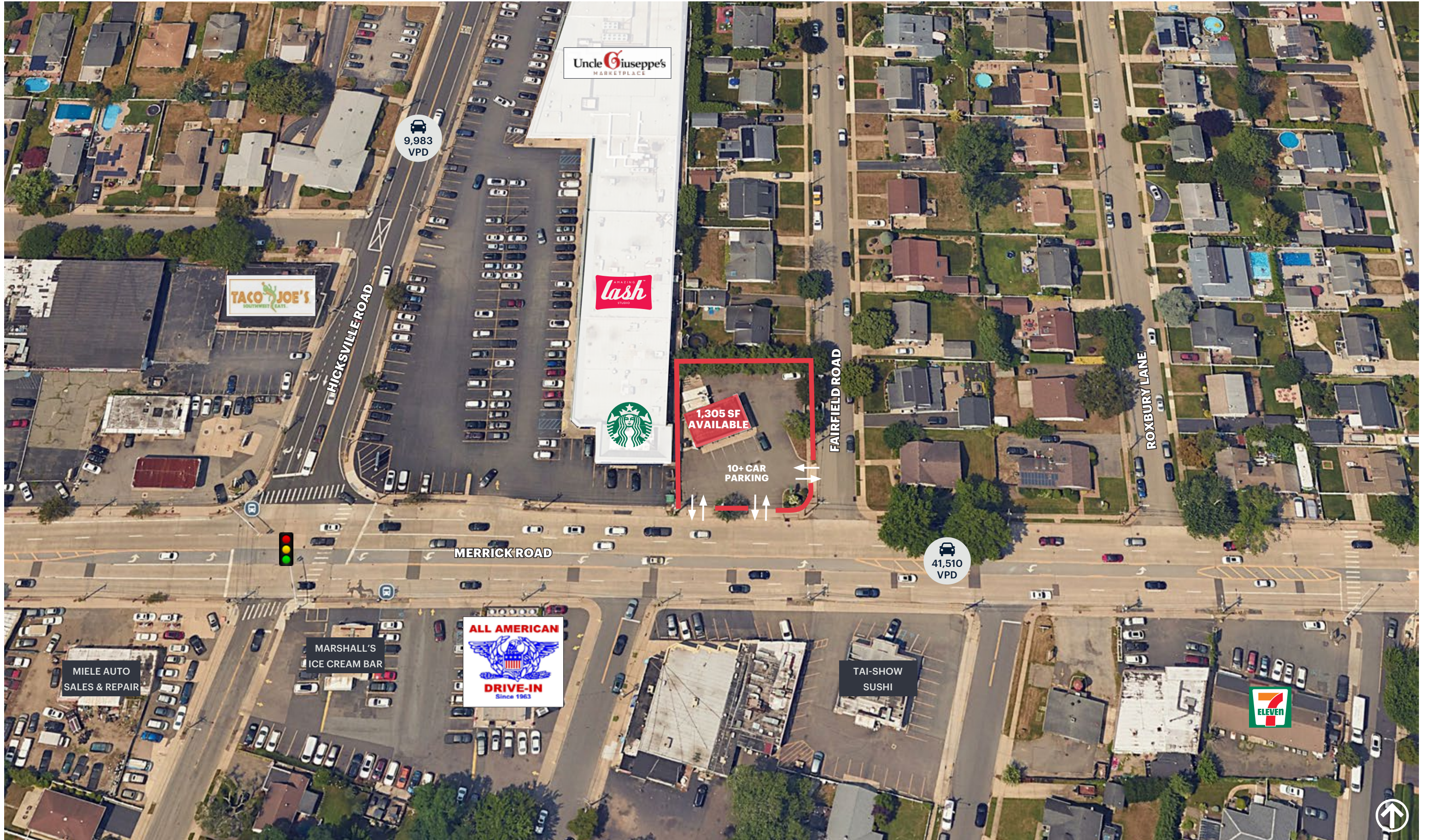
Please visit us at [ripcony.com](http://ripcony.com) for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

**AERIAL**



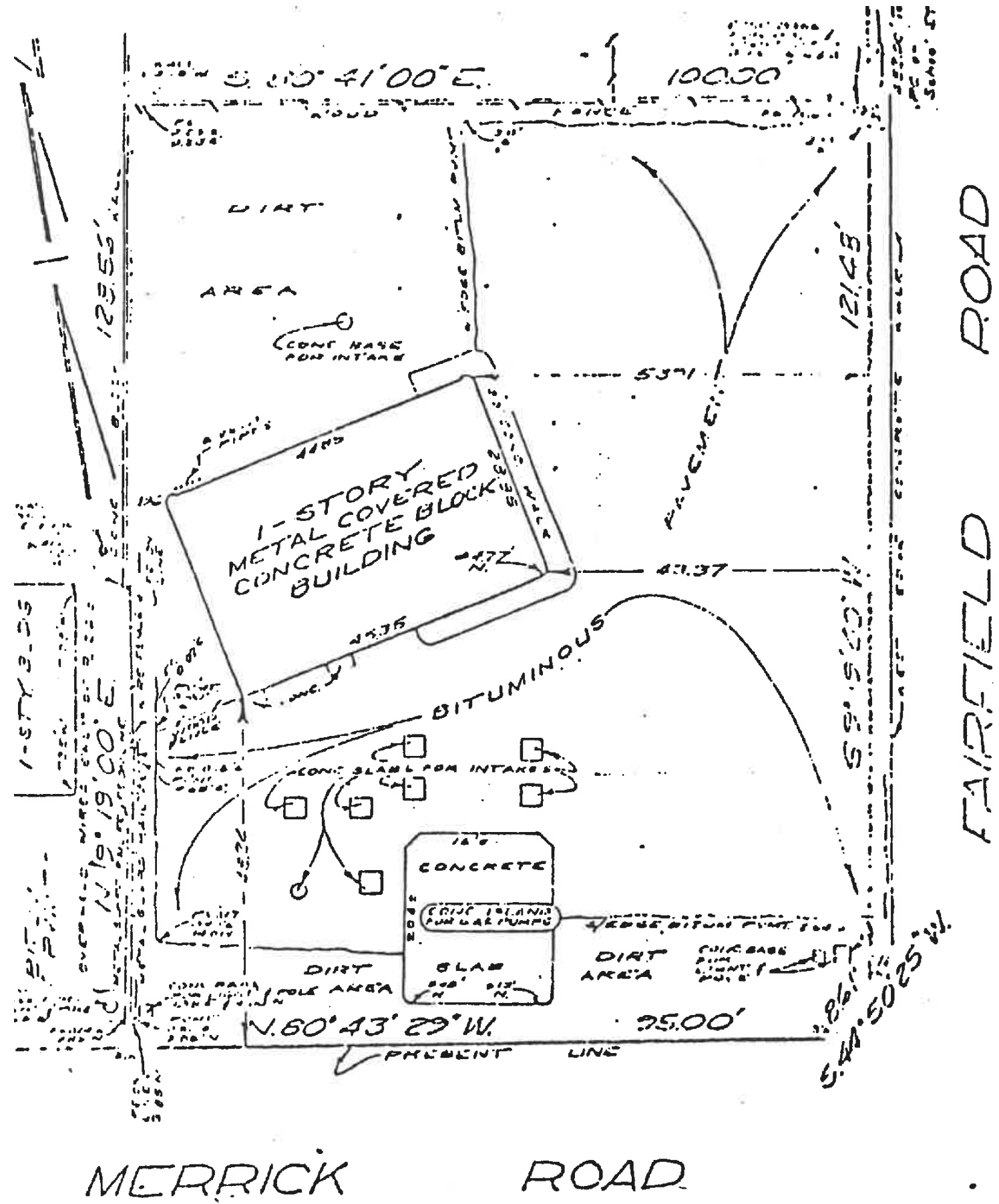
**AERIAL**



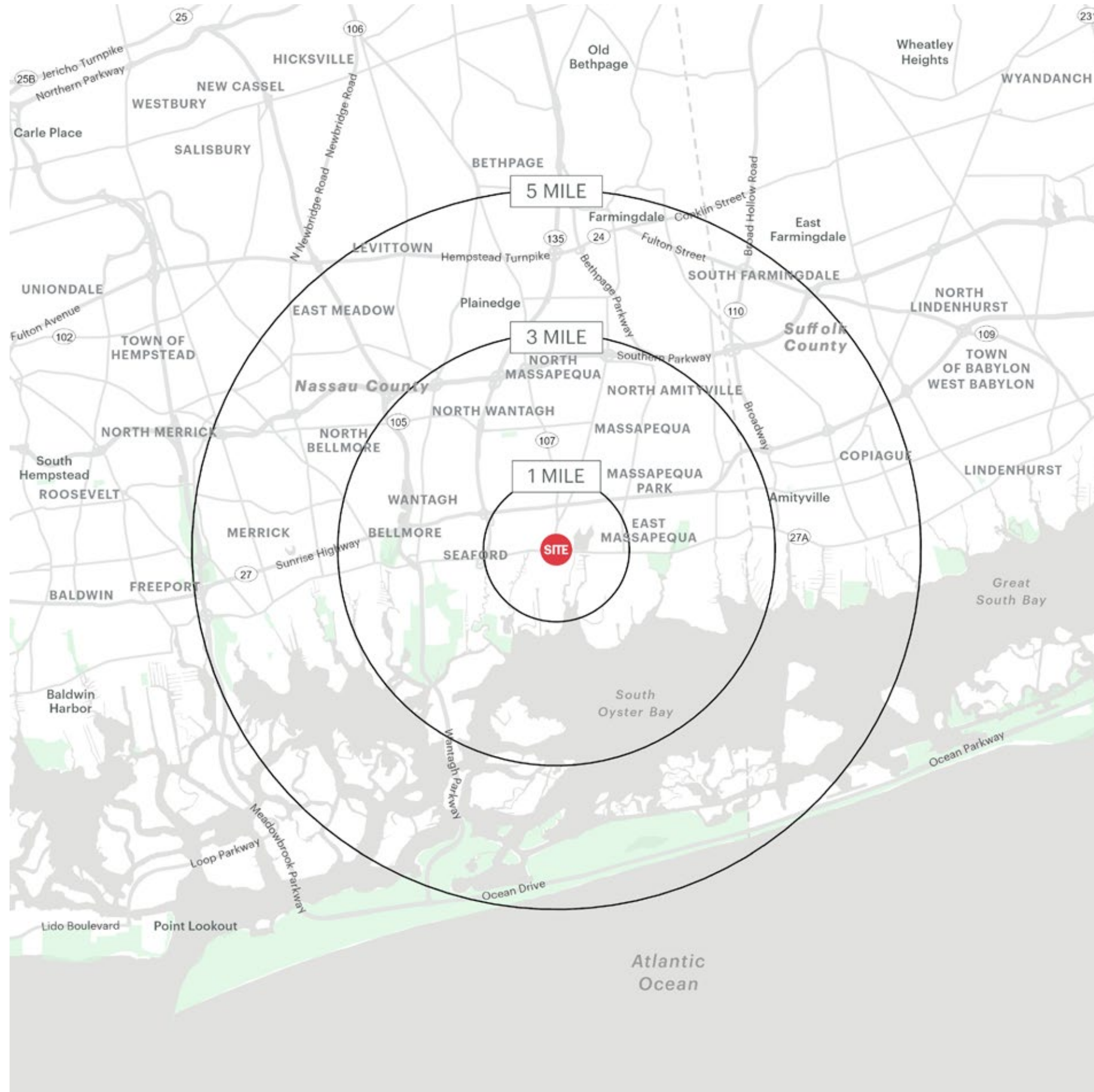
# MARKET AERIAL



**SITE PLAN**



# AREA DEMOGRAPHICS



4303 MERRICK ROAD MASSAPEQUA, NEW YORK

## 1 MILE RADIUS

**POPULATION**  
16,794  
**HOUSEHOLDS**  
5,617  
**AVERAGE HOUSEHOLD INCOME**  
\$215,606  
**MEDIAN HOUSEHOLD INCOME**  
\$163,664

**COLLEGE GRADUATES (BACHELOR'S +)**  
5,992 - 50.0%  
**TOTAL BUSINESSES**  
748  
**TOTAL EMPLOYEES**  
5,829  
**DAYTIME POPULATION (W/ 16 YR +)**  
13,802

## 3 MILE RADIUS

**POPULATION**  
123,138  
**HOUSEHOLDS**  
41,906  
**AVERAGE HOUSEHOLD INCOME**  
\$205,550  
**MEDIAN HOUSEHOLD INCOME**  
\$156,032

**COLLEGE GRADUATES (BACHELOR'S +)**  
44,395 - 50.0%  
**TOTAL BUSINESSES**  
3,949  
**TOTAL EMPLOYEES**  
32,489  
**DAYTIME POPULATION (W/ 16 YR +)**  
92,422

## 5 MILE RADIUS

**POPULATION**  
323,926  
**HOUSEHOLDS**  
107,654  
**AVERAGE HOUSEHOLD INCOME**  
\$189,145  
**MEDIAN HOUSEHOLD INCOME**  
\$146,236

**COLLEGE GRADUATES (BACHELOR'S +)**  
107,350 - 46.0%  
**TOTAL BUSINESSES**  
10,691  
**TOTAL EMPLOYEES**  
97,869  
**DAYTIME POPULATION (W/ 16 YR +)**  
253,222

# AREA DEMOGRAPHICS

