

FORMER WALGREENS

AVAILABLE FOR SUBLEASE

13259 Metropolitan Ave.
Richmond Hill, NY



PROPERTY SUMMARY

Former Walgreens available for sublease. This retail building offers pylon signage, a large private parking lot & amazing foot traffic. Nearby retailers include Planet Fitness, Starbucks, Wendy's, UPS Store and more.

HIGHLIGHTS

- Building SF: 8,718
- Lease Expiration: 5/1/29
- All leases must be coterminous

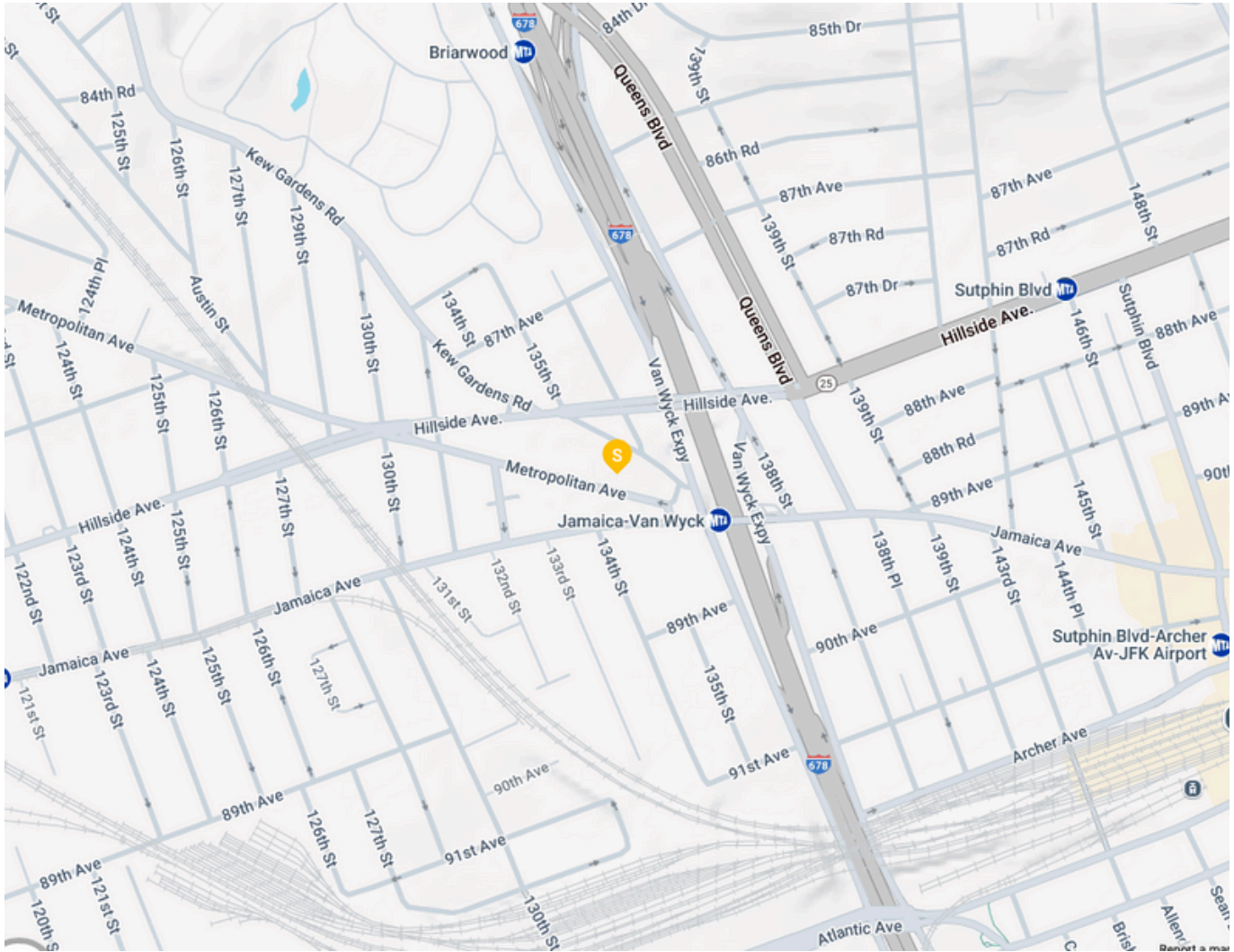
Asking Price: \$350,000 Modified Gross Per Annum

Robert Nixon
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 **PREREAL**
PRENDAMANO REAL ESTATE™

LOCATION MAP



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DEMOGRAPHICS



POPULATION

1 MILE	3 MILE	5 MILE
108,098	736,604	1,882,917



AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILE	5 MILE
\$107,999	\$115,387	\$106,847



NUMBER OF HOUSEHOLDS

1 MILE	3 MILE	5 MILE
37,918	249,354	636,975

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