

PREMIER PLAZA 640 WHITE PLAINS ROAD

TARRYTOWN, NY

3,400 SF Pad Site Opportunity
in grocery anchored shopping center

PAD SITE

RM FRIEDLAND

COMMERCIAL REAL ESTATE SERVICES

440 Mamaroneck Ave • Harrison, NY 10528 • rmfriedland.com

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CO-TENANTS:

- Super Stop & Shop
- Chipotle
- Orangetheory
- GoHealth Urgent Care
- Northwell Health
- Elite Hair Design
- Destination Wine & Liquor
- Laundromat
- Shiny Nail Spa
- StarPro PT
- Starbucks
- Sheraton Hotel

NEIGHBORING RETAILERS:

- CVS
- Wells Fargo
- Dunkin Donuts,
- Bank of America
- Ruth's Chris Steakhouse
- Wendy's
- Sam's Club
- Chase and more

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AS OF RIGHT PAD SITE OPPORTUNITY:

Up to 3,400 SF (Drive-Thru, No Food)

STOP & SHOP ANCHORED WITH 1.1 MILLION VISITS ANNUALLY

PARKING:

500± on-site parking

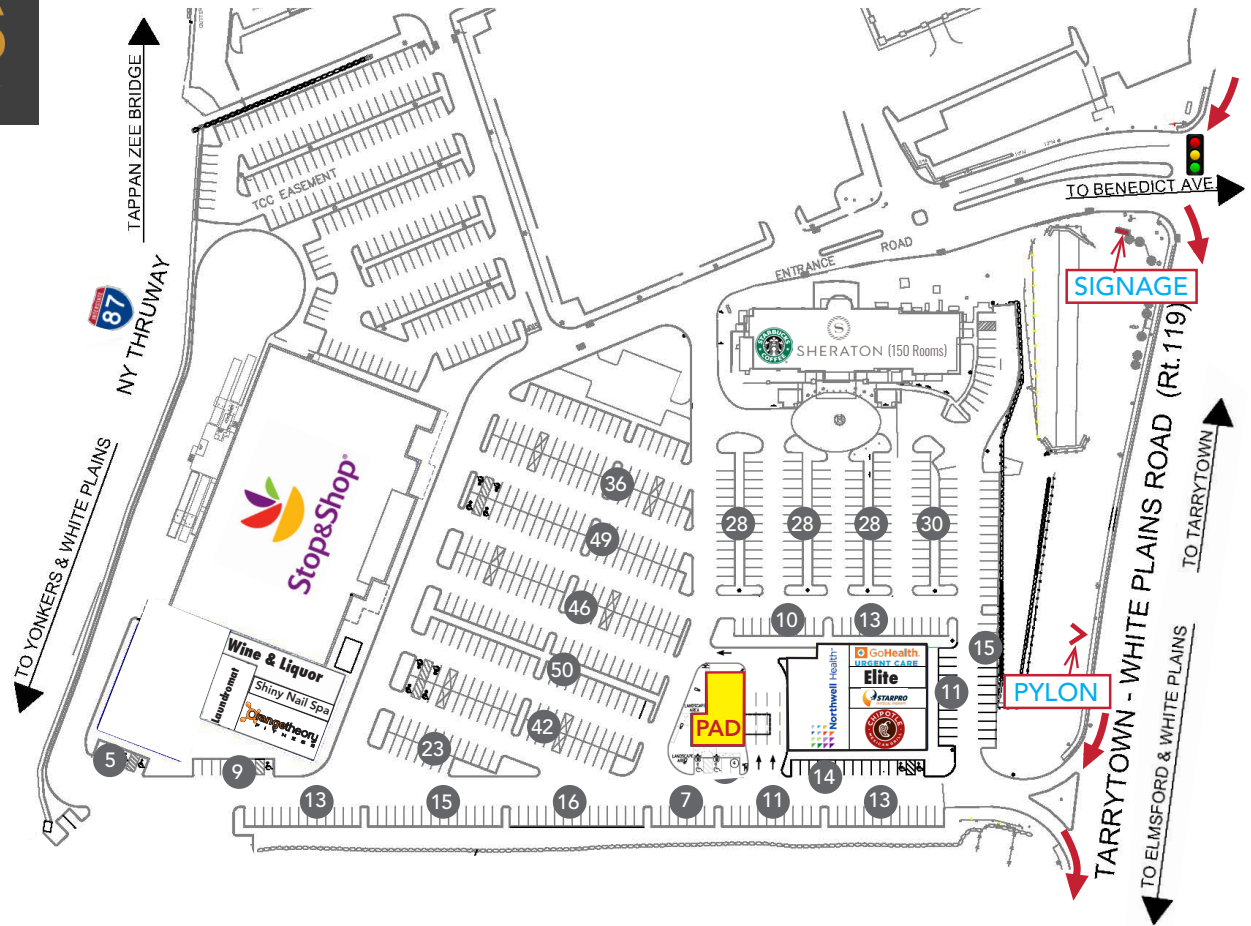
TRAFFIC COUNT:

17,000 CPD on White Plains Rd (Rte 119)

DAYTIME POPULATION:

179,534 within 5 mile radius

2± million SF of office within 1 mile



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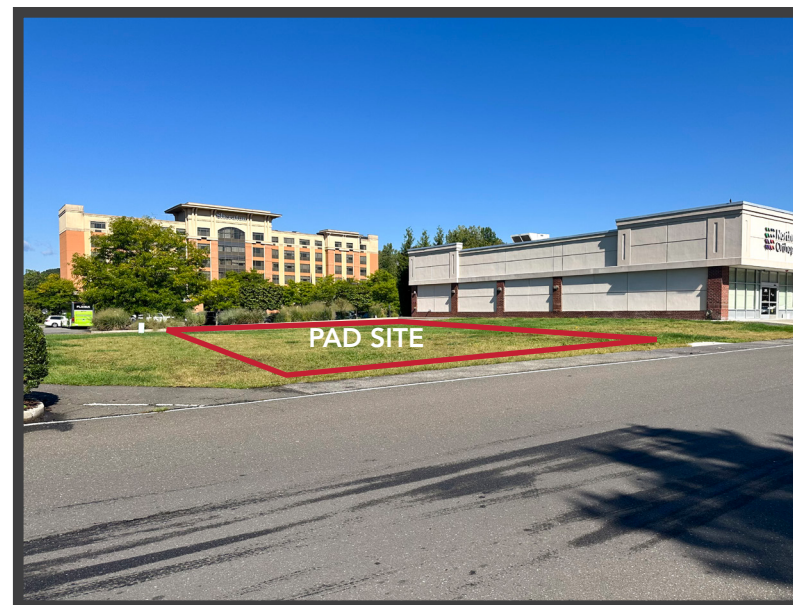
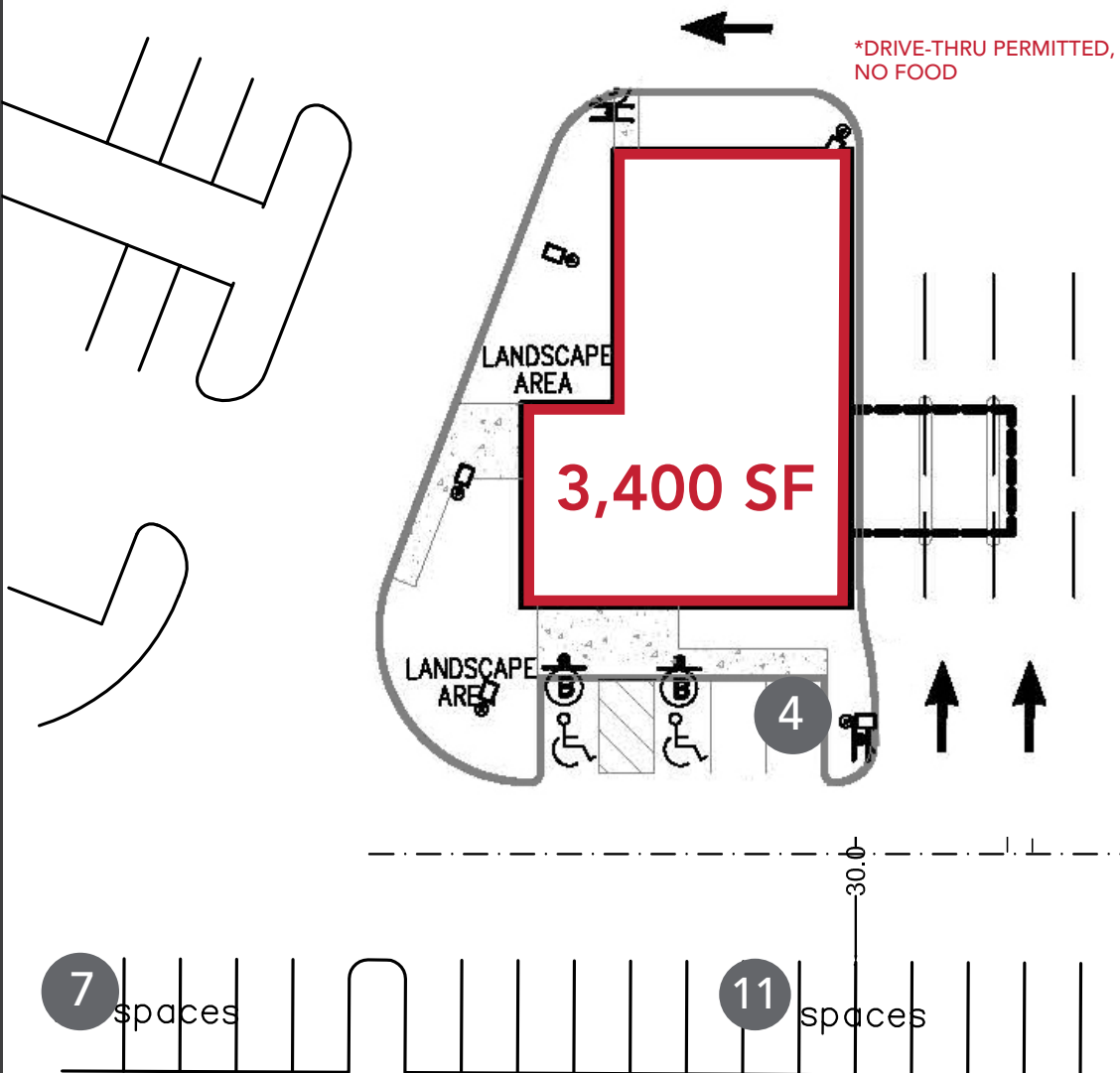
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As of Right Drive-Thru



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DEMOGRAPHICS	1 MILE	Population	6,414	3 MILES	61,011	5 MILES	187,335
		Number of HouseHolds	2,716	22,947	75,006		
		Average HH Income	\$192,256	\$216,764	\$2225,083		
		Daytime Population	20,186	72,534	199,071		
		Annual HH Expenditure	\$324.74 M	\$2.97 B	\$9.56 B		
		Annual Retail Expenditure	\$148.51 M	\$1.37 B	\$4.35 B		



HOTELS
 Total # of Rooms: 1,826

OFFICE BUILDINGS
 2± Million SF within one mile

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