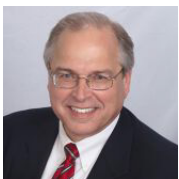


Opportunity knocks
at one of the most
visible commercial
locations in the area
where South
Country Road and
Montauk Highway
meet.

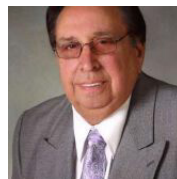
2448 MONTAUK HWY

Brookhaven, NY 11719



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Cell 631-838-2135

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Brookhaven, NY 11719 is an ideal destination for franchisees and national retail chains seeking strategic expansion. This community is characterized by its appealing lifestyle segments and a dynamic consumer base that offers a unique blend of suburban charm and economic vitality. With its affluent residential profiles and robust market demographics, Brookhaven stands out as a vibrant locale for brands aiming to connect with lifestyle-conscious consumers. The median household income is projected to reach \$133,971, with an average income of \$156,246, indicating a financially confident population eager to engage with premium and innovative retail experiences. Brookhaven's daytime dynamics are equally compelling, with an influx of approximately 1,792 professionals and workers, enhancing the area's vibrancy during business hours.



1/2 Acre Not Enough?

Adjacent to 2448 Montauk Hwy is 443 South Country Rd.
Together the properties would be approximately 1.15.



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