

Retail Space for Lease

971 Rossville Ave, Staten Island NY 10309



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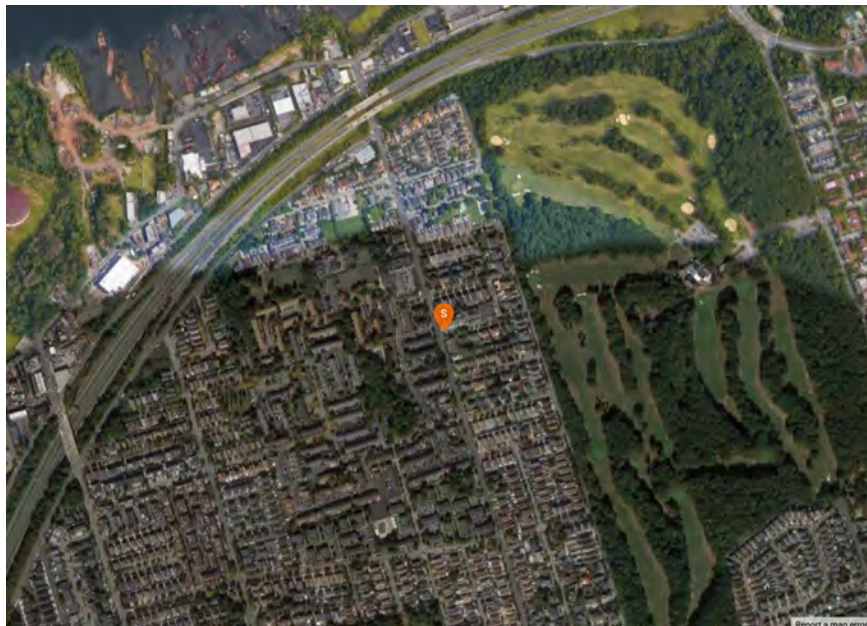


THE SPACE

Location **971 Rossville Ave, Staten Island, NY, 10309**

HIGHLIGHTS

- Roughly 2,400+/- SF of retail/office space for lease available in Rossville, Staten Island. Step inside an ideal reception area that leads to an executive office and conference room. There are 2 spacious work areas and 2 bathrooms. This property is located in a prime region on the south shore with nearby amenities such as eateries, fitness facilities, salons, and more. Exterior ramp allows for ADA accessibility to the building.
- Great signage and visibility on this highly trafficked corridor. In addition, there is both private parking lot and plenty of street parking for customers.



POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
25,247	128,127	333,994



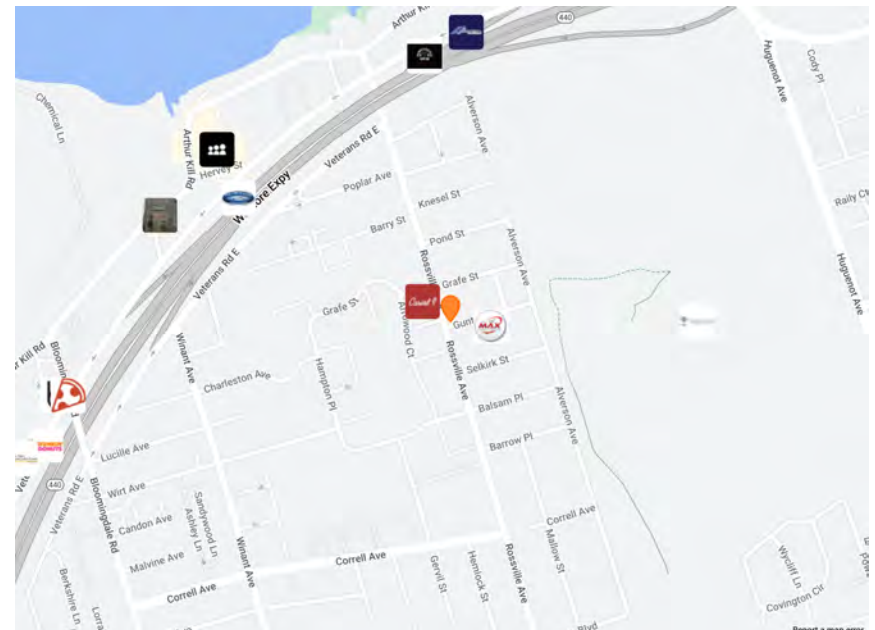
AVERAGE HOUSEHOLD INCOME

1.00 MILE	3.00 MILE	5.00 MILE
\$120,052	\$121,545	\$111,130



NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
8,629	44,810	116,320





POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	24,479	117,063	312,043
2010 Population	25,017	125,147	326,083
2021 Population	25,247	128,127	333,994
2026 Population	25,413	130,130	338,640
2021 African American	608	5,687	24,423
2021 American Indian	29	225	1,245
2021 Asian	1,895	12,772	35,274
2021 Hispanic	2,817	19,558	90,461
2021 Other Race	547	5,285	31,861
2021 White	21,720	101,145	230,754
2021 Multiracial	445	2,970	10,296
2021-2026: Population: Growth Rate	0.65 %	1.55 %	1.40 %

2021 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	350	2,063	7,064
\$15,000-\$24,999	444	2,204	7,011
\$25,000-\$34,999	349	2,091	6,529
\$35,000-\$49,999	903	4,035	11,439
\$50,000-\$74,999	1,182	6,346	17,681
\$75,000-\$99,999	863	5,104	14,395
\$100,000-\$149,999	2,077	10,601	25,184
\$150,000-\$199,999	1,316	5,947	12,729
\$200,000 or greater	1,145	6,419	14,279
Median HH Income	\$103,403	\$101,636	\$88,005
Average HH Income	\$120,052	\$121,545	\$111,130

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Housing	7,991	41,023	110,782
2010 Total Households	8,436	43,466	112,874
2021 Total Households	8,629	44,810	116,320
2026 Total Households	8,710	45,568	118,114
2021 Average Household Size	2.87	2.84	2.83
2000 Owner Occupied Housing	6,154	30,077	72,250
2000 Renter Occupied Housing	1,625	9,422	34,538
2021 Owner Occupied Housing	6,608	32,329	74,904
2021 Renter Occupied Housing	2,020	12,481	41,416
2021 Vacant Housing	439	2,838	7,943
2021 Total Housing	9,068	47,648	124,263
2026 Owner Occupied Housing	6,759	33,177	77,106
2026 Renter Occupied Housing	1,950	12,391	41,008
2026 Vacant Housing	496	3,100	8,487
2026 Total Housing	9,206	48,668	126,601
2021-2026: Households: Growth Rate	0.95 %	1.70 %	1.55 %

2021 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2021 Population Age 30-34	2,095	9,570	24,706
2021 Population Age 35-39	1,951	9,250	24,171
2021 Population Age 40-44	1,738	8,529	22,537
2021 Population Age 45-49	1,668	8,434	21,548
2021 Population Age 50-54	1,762	8,722	22,039
2021 Population Age 55-59	1,651	8,541	21,978
2021 Population Age 60-64	1,697	8,219	21,137
2021 Population Age 65-69	1,458	6,936	17,784
2021 Population Age 70-74	1,224	6,338	15,432
2021 Population Age 75-79	819	4,423	10,749
2021 Population Age 80-84	401	2,494	6,431
2021 Population Age 85+	360	2,315	6,446
2021 Population Age 18+	20,061	101,244	263,203
2021 Median Age	40	41	40

2021 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$88,481	\$88,199	\$80,219
Average Household Income 25-34	\$105,707	\$105,491	\$98,718
Median Household Income 35-44	\$120,953	\$120,957	\$107,462
Average Household Income 35-44	\$136,334	\$139,844	\$127,789
Median Household Income 45-54	\$129,003	\$127,168	\$114,466
Average Household Income 45-54	\$147,409	\$152,835	\$138,657
Median Household Income 55-64	\$115,419	\$115,907	\$104,249
Average Household Income 55-64	\$134,767	\$139,524	\$126,136
Median Household Income 65-74	\$72,905	\$79,463	\$72,784
Average Household Income 65-74	\$94,878	\$99,197	\$92,066
Average Household Income 75+	\$69,357	\$67,050	\$62,895

2026 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2026 Population Age 30-34	1,663	8,741	23,944
2026 Population Age 35-39	2,305	10,546	26,365
2026 Population Age 40-44	2,003	9,573	24,752
2026 Population Age 45-49	1,748	8,671	22,536
2026 Population Age 50-54	1,615	8,356	21,164
2026 Population Age 55-59	1,700	8,428	21,268
2026 Population Age 60-64	1,503	7,949	20,493
2026 Population Age 65-69	1,519	7,399	19,089
2026 Population Age 70-74	1,287	6,256	15,916
2026 Population Age 75-79	1,034	5,386	13,283
2026 Population Age 80-84	620	3,410	8,344
2026 Population Age 85+	427	2,662	7,214
2026 Population Age 18+	20,432	103,868	269,573
2026 Median Age	42	42	41

2026 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$103,549	\$100,120	\$88,358
Average Household Income 25-34	\$121,932	\$118,300	\$109,892
Median Household Income 35-44	\$133,502	\$134,557	\$117,274
Average Household Income 35-44	\$153,496	\$157,207	\$144,351
Median Household Income 45-54	\$143,794	\$137,945	\$122,111
Average Household Income 45-54	\$167,609	\$169,920	\$153,966
Median Household Income 55-64	\$131,982	\$128,055	\$112,877
Average Household Income 55-64	\$155,869	\$157,745	\$142,432
Median Household Income 65-74	\$86,299	\$89,479	\$80,704
Average Household Income 65-74	\$111,475	\$114,472	\$105,475
Average Household Income 75+	\$79,671	\$77,291	\$72,357

Retail Space for Lease

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