

VALLEY STREAM PLAZA

GROCERY ANCHORED SHOPPING CENTER

207-225 MERRICK ROAD • VALLEY STREAM, NY 11580

PROPERTY INFORMATION

ADDRESS: 207-225 MERRICK RD
VALLEY STREAM, NY 11580

SIZES AVAILABLE: 2,175 SF ENDCAP

AVAILABILITY: ARRANGED

COMMENTS:

- BUSY GROCERY ANCHORED CENTER WITH STRONG CO-TENANCY. ONE OF THE BUSIEST KING KULLEN STORES
- EXCEPTIONAL DEMOGRAPHICS IN THIS TRADE AREA
- LOCATED AT SIGNALIZED INTERSECTION

JOIN



(COMING SOON)



DEMOGRAPHICS:	1 MILE	3 MILES	5 MILES
POPULATION	31,324	281,534	730,710
HOUSEHOLDS	10,014	91,552	236,341
AVG. HOUSEHOLD INCOME	\$123,414	\$132,278	\$122,880

CONTACT EXCLUSIVE BROKERS FOR DETAILS:

JESSICA VILMENAY

LIC. Associate RE Broker
jessica@schuckmanrealty.com

EDWARD GOTTLIEB CRX, CLS

LIC. Associate RE Broker
ed@schuckmanrealty.com

KENNETH SCHUCKMAN

LIC. RE Broker
ken@schuckmanrealty.com

516-496-8888

schuckmanrealty.com

120 NORTH VILLAGE AVENUE / ROCKVILLE CENTRE, NY 11570

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property, and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman

VALLEY STREAM PLAZA

GROCERY ANCHORED SHOPPING CENTER

207-225 MERRICK ROAD • VALLEY STREAM, NY 11580

LEASING PLAN



SPACE	TENANT	SF
233	AVAILABLE	2,175
203	LEASE OUT	2,776
207A	UNIQUE BAGEL	900
209	TOBIKO RESTAURANT	3,375
211	SICILIA D'ORO PIZZA & PASTA	1,200
213	BROADWAY OPTICS	960
215	TROPICAL SMOOTHIE CAFE COMING SOON	1,440
217	ANGEL TIPS NAILS	1,200
219	CARDS FOR LESS	2,260
221	POPEYES	2,260
223	RETRO FITNESS COMING SOON	7,400
225	RETRO FITNESS COMING SOON	9,975
227	PETS SUPPLIES PLUS	7,000
229	BASKIN ROBBINS/DUNKIN	2,500
231	KING KULLEN	49,560
75N	FLAGSTAR SAVINGS BANK	4,020

120 NORTH VILLAGE AVENUE / ROCKVILLE CENTRE, NY 11570

SCHUCKMANREALTY.COM

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property; and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman is Broker of record of Schuckman Realty Inc.

VALLEY STREAM PLAZA

GROCERY ANCHORED SHOPPING CENTER

207-225 MERRICK ROAD • VALLEY STREAM, NY 11580

NEW FACADE, COMING SOON



*RENDERING OF PROPOSED

CONTACT EXCLUSIVE BROKERS FOR DETAILS:

JESSICA VILMENAY

LIC. Associate RE Broker

jessica@schuckmanrealty.com

EDWARD GOTTLIEB CRX, CLS

LIC. Associate RE Broker

ed@schuckmanrealty.com

KENNETH SCHUCKMAN

LIC. RE Broker

ken@schuckmanrealty.com

516-496-8888

schuckmanrealty.com

120 NORTH VILLAGE AVENUE / ROCKVILLE CENTRE, NY 11570

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property, and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman

SCHUCKMAN[®]
REALTY INC.

**Regency[®]
Centers.**

VALLEY STREAM PLAZA

GROCERY ANCHORED SHOPPING CENTER

207-225 MERRICK ROAD • VALLEY STREAM, NY 11580

ELEVATIONS OF PROPOSED RENOVATION



120 NORTH VILLAGE AVENUE / ROCKVILLE CENTRE, NY 11570

SCHUCKMANREALTY.COM

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property; and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman is Broker of record of Schuckman Realty Inc.

VALLEY STREAM PLAZA

GROCERY ANCHORED SHOPPING CENTER

207-225 MERRICK ROAD • VALLEY STREAM, NY 11580



120 NORTH VILLAGE AVENUE / ROCKVILLE CENTRE, NY 11570

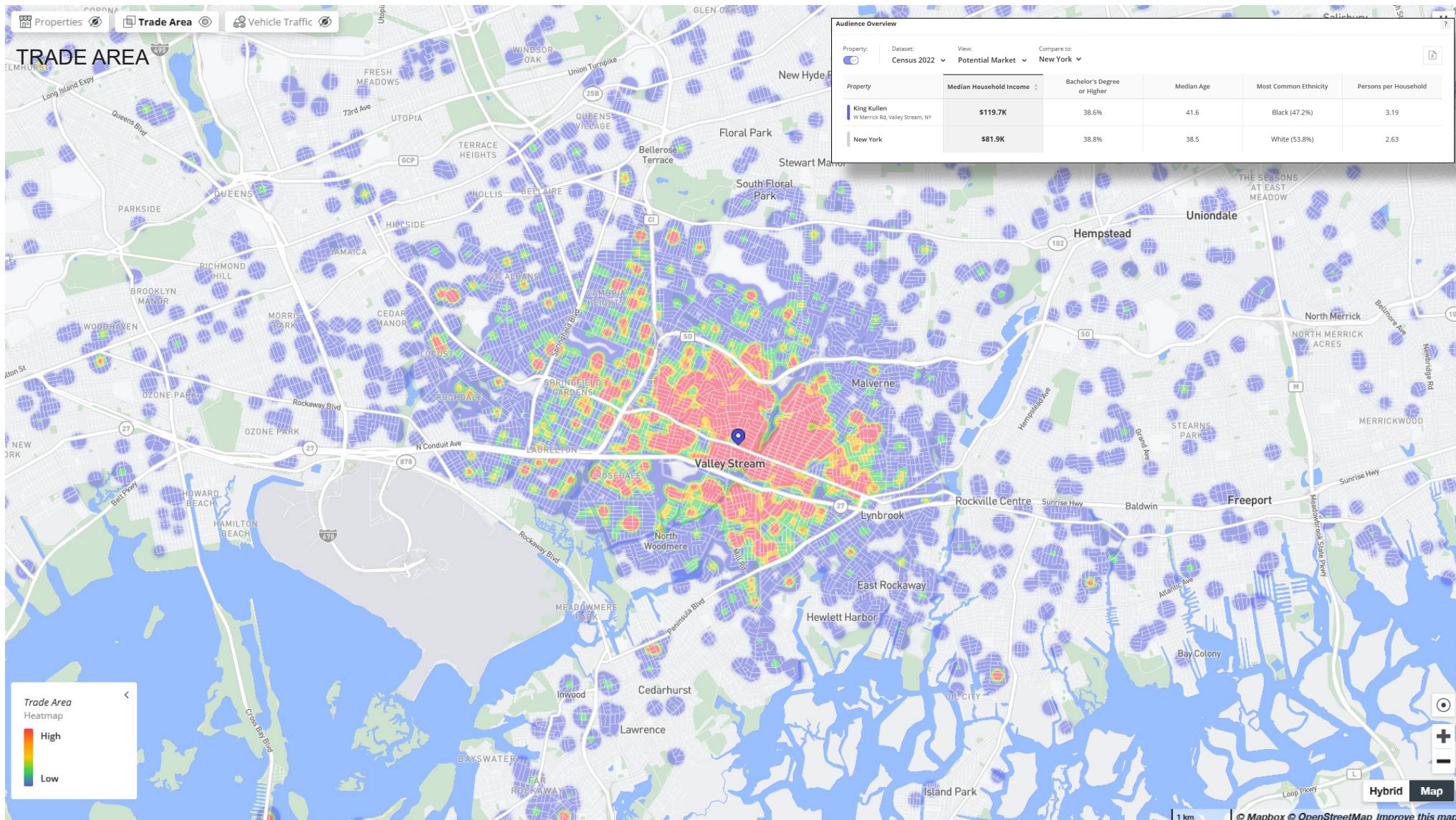
SCHUCKMANREALTY.COM

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property; and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman is Broker of record of Schuckman Realty Inc.

VALLEY STREAM PLAZA

GROCERY ANCHORED SHOPPING CENTER

207-225 MERRICK ROAD • VALLEY STREAM, NY 11580



120 NORTH VILLAGE AVENUE / ROCKVILLE CENTRE, NY 11570

SCHUCKMANREALTY.COM

This information contained herein has been obtained from sources believed reliable. However, we have not verified it and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental and other conditions, prior sale, lease or financing, or withdrawal without notice. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and they may not represent the current or future suitability, availability or performance of the property. You and your tax and legal advisors should conduct your own investigation of any property and transaction. We may or may not have an exclusive or nonexclusive contractual relationship with a tenant or the owner/landlord of a particular property; and if we do, such relationship shall be fully disclosed to you on a timely basis. Third-party trademarks, service marks, graphics, and logos belong to third parties. You are not granted any right or license with respect to Schuckman Realty Inc.'s trademarks service marks, graphics, and logos or the trademarks service marks, graphics, and logos of any third party. Kenneth Schuckman is Broker of record of Schuckman Realty Inc.