

Prime East Hampton Village Retail

East Hampton Village's Shopping District



Core Village Location – Positioned just off Main Street in the heart of East Hampton Village, this retail building offers rare visibility in one of the nation’s most prestigious shopping corridors. The storefront benefits from steady exposure, creating long-term strength for any retailer.

Efficient Retail Footprint – The **1,600sf** ground floor includes an open-plan retail floor with high, **10ft ceilings**, private office, storage, and powder room. A spacious **basement** provides extensive dry storage, ensuring strong operational support without compromising merchandising space.

Stabilized Income Stream – The property provides reliable income in a low-supply, high-demand market. Luxury tenancy paired with the property’s central positioning drive long-term value.

Enduring Investment Value – As one of the few freestanding retail assets in East Hampton Village’s commercial core, this property represents a rare opportunity to secure income stability in a market defined by constrained inventory and premier national and international brands.

Surrounding Neighbors:

Blue & Cream, Aviator Nation, Cartier, Tutto Caffe, Warby Parker, Nili Lotan, Starbucks

Asking Price: \$3,475,000

Contact the Hamptons Commercial RE Team for additional information.

TAX ID #: 0301-003.01-01.00-005.000

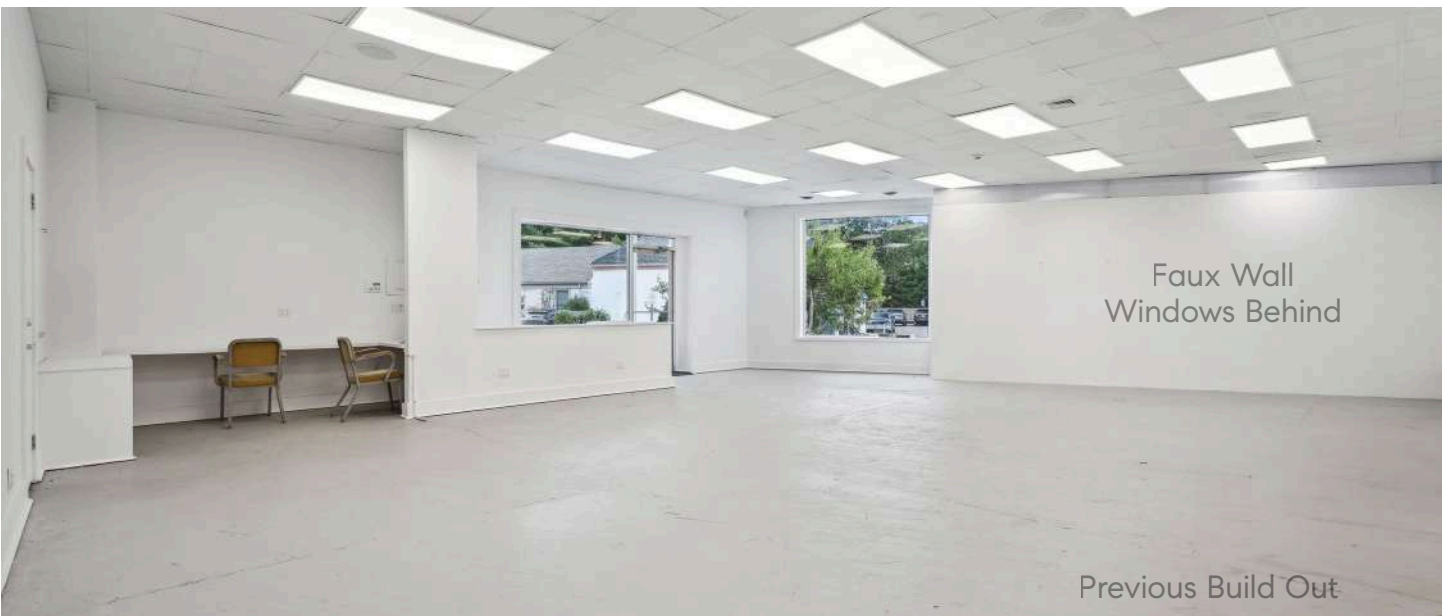
TOWN TAX BILL: \$6,073

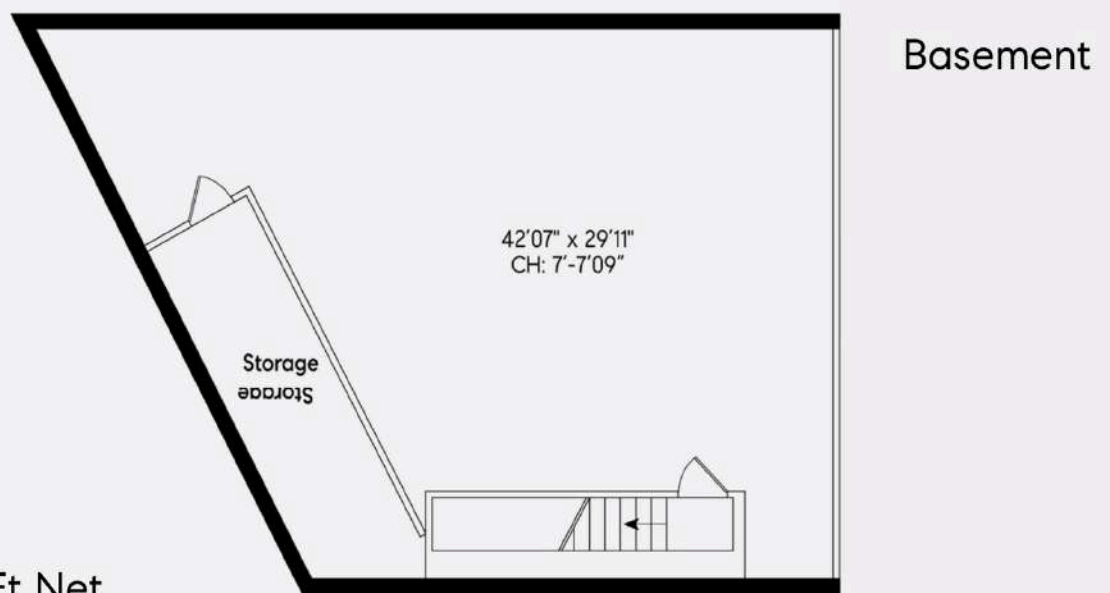
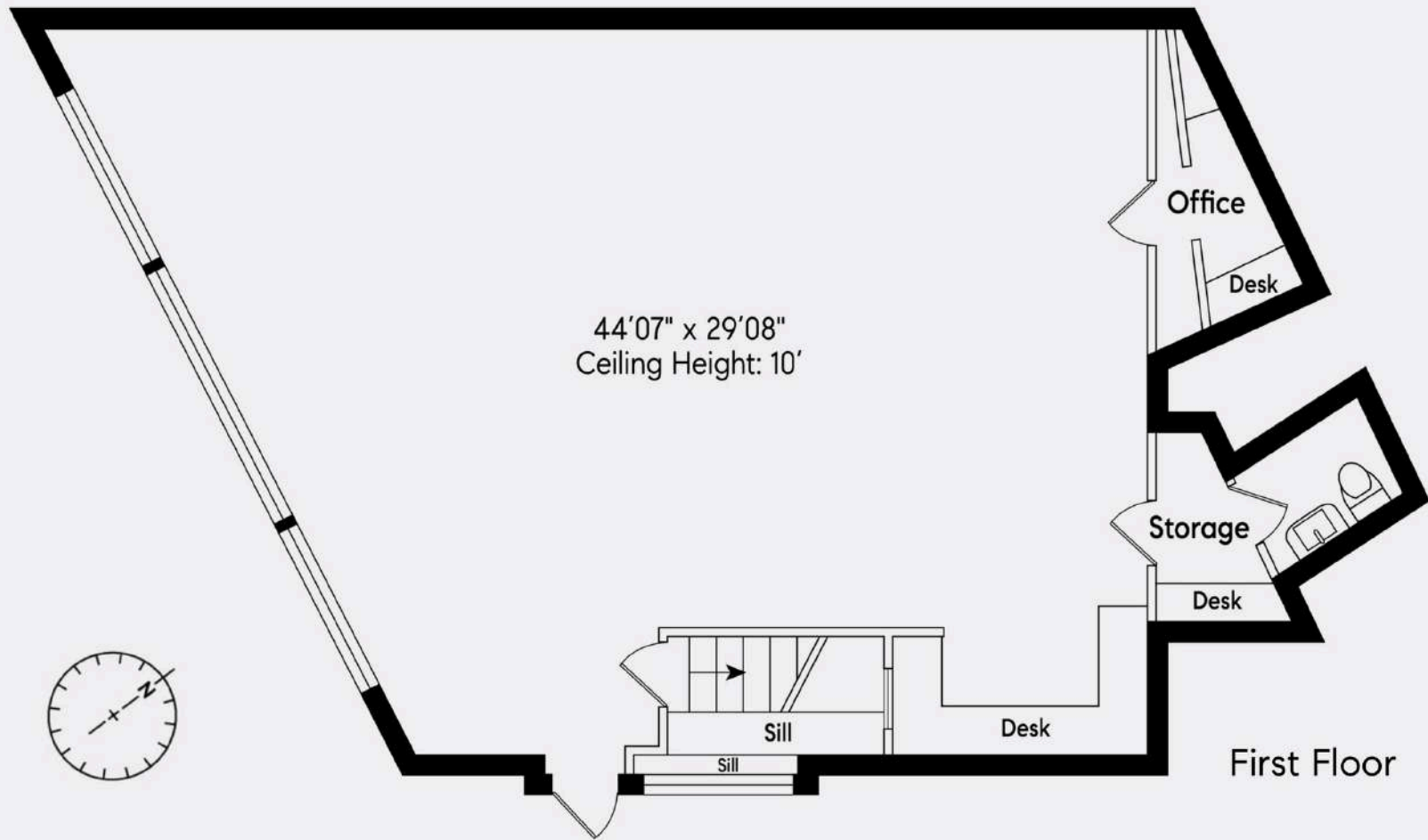
VILLAGE TAX BILL: \$2,352











First Floor: 1,600 Sq Ft Net
Basement: 1,160 Sq Ft Net

Floor plan, furniture, and fixture measurements and dimensions are approximate and are for illustrative purposes only. The representative gives no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.



**HAMPTONS COMMERCIAL
REAL ESTATE TEAM**

**Apprx SqFt:
1,600**

East Hampton Village



MAIN ST

- 1 Tutto Caffé
- 2 Corcoran
- 3 Starbucks Coffee
- 5 Aviator Nation
- 6 Reformation Beach House
- 7 Stoney Clover Lane
- 8 Chase Bank
- 9 White's Apothecary
- 10 LVIS
- 11 The Palm
- 12 Alice & Olivia
- 13 Zadig & Voltaire
- 14 Tom Snyder
- 15 Unsubscribed
- 16 Dylan's Candy Bar
- 17 Dayton Ritz & Osborne
- 18 Restoration Hardware
- 19 Bluemercury
- 20 Compass
- 21 Bonne Nuit
- 22 Eres
- 23 Leonard Frisbie
- 24 Drawing Room Gallery
- 25 Jennifer Miller Jewelry
- 26 Jones Road Beauty
- 27 VALENTINO
- 28 Manolo Blahnik
- 29 Vince
- 30 Warby Parker
- 31 Town & Country

- 32 Nili Lotan
- 33 Polo Ralph Lauren
- 34 Obligato
- 35 Set Point Tennis
- 36 Regal UA Theater
- 37 Loro Piana
- 38 BookHampton
- 39 Lululemon
- 40 Vilebrequin
- 41 Ralph Lauren
- 42 Brown Harris
- 43 Douglas Elliman
- 44 Wolford
- 45 Loewe
- 46 J. Crew
- 47 Optyx
- 48 Sothebys
- 49 Roller Rabbit
- 50 Mayfair Rocks
- 51 Louis Vuitton
- 52 Village Bistro
- 53 London Jewelers

NEWTOWN LN

- 54 Room & Board
- 55 Stop & Shop
- 56 Kumiso Sushi
- 57 Breezin' Up
- 58 Golden Goose
- 59 Scoop & Waffle
- 60 Prada

- 61 Eric Firestone Gallery
- 62 Bank of America
- 63 Henry Lehr
- 64 Derek Lam 10 Crosby
- 65 Me + Em
- 66 Diptyque
- 67 Gucci
- 68 True Value Hardware
- 69 Tenet
- 70 The Monogram Shop
- 71 The Golden Pear Cafe
- 72 Sam's Restaurant
- 73 The Little
- 74 Zimmermann
- 75 West Out East Home
- 76 STAUD Sea
- 77 Cittanuova
- 78 Capital One Bank
- 79 A La Mode Shoppe
- 80 rag & bone
- 81 Brunello Cucinelli
- 82 Zegna
- 83 Eric Emanuel
- 84 Shoe-Inn
- 85 JAMES PERSE
- 86 Peserico
- 87 Black Sheep Knitworks
- 88 Clic Fashion
- 89 A.L.C.
- 90 Oliver Peoples
- 91 Orlebar Brown
- 92 Re/Done

- 93 Sant Ambroeus
- 94 Everything But Water
- 95 Stevenson's
- 96 Veronica Beard
- 97 Staud
- 98 Isabel Marant
- 99 Kirna Zabete
- 100 Cult Gaia
- 101 The UPS Store
- 102 Tech Hampton
- 103 Wittendale's Florist & Greenhouses
- 104 N. Zappola & Associates
- 105 Zakura's Takeaway
- 106 Hampton Chutney Co.
- 107 The Sweet Spot
- 108 East Hampton Barber
- 109 Bermuda Party Rentals
- 110 Special Effects Salon
- 111 M&T Bank
- 112 Curated by Thuyen
- 113 deMauro + deMauro
- 114 Rental Gallery
- 115 Facing The Future Orthodontics
- 116 Harper's Books Inc
- 117 Halsey McKay
- 118 Hamptons International Film Festival
- 119 Isaac Osborne House
- 120 Ben Krupinski Builder
- 121 Sunshine Boutique

PARK PL

- 122 Les Toiles Du Soleil
- 123 The Party Shoppe
- 124 Eberjey
- 125 Gubbins
- 126 Verizon
- 127 New York Pilates
- 128 Park Pl Wines & Liquors
- 129 Smokey Buns
- 130 CLIC HOME
- 131 AT&T
- 132 Fierro's Pizza
- 133 John Papa's Cafe
- 134 Stone Source
- 135 Marina St Barth
- 136 Latin Express Corp
- 137 EH Business Service
- 138 Carelle
- 139 AB NY Gallery
- 140 Amber Waves
- 141 ConnectOne Bank
- 142 Double RL
- 143 58 Park Place (Vacant)

THE CIRCLE

- 144 Blue & Cream
- 145 J. Mackey Gallery
- 146 Grey/Ven

RAILROAD AVE

- 147 Riverhead Building Supply
- 148 Villa Italian Specialties
- 149 ID Hot Yoga
- 150 The White Room Gallery
- 151 Rosehip Partners
- 152 Lift Hampton
- 153 Abstract Builders
- 154 Riverhead Building Supply Kitchen Showroom

PANTIGO RD

- 155 Citarella

GINGERBREAD LN

- 156 YMCA

LUMBER LN

- 157 Philosofit
- 158 Hamptons Vinyl Wrap
- 159 East Hampton Appliance
- 160 East Hampton Kitchen

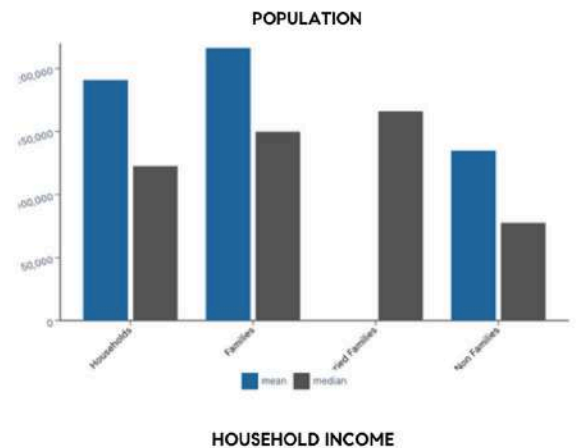
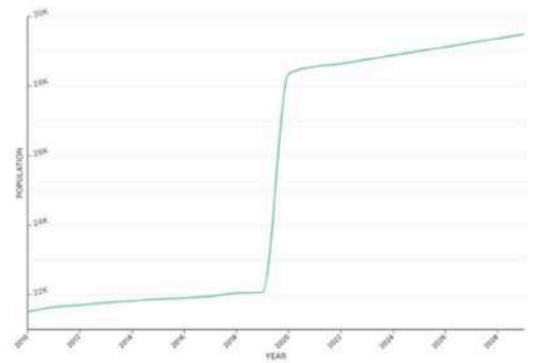


EAST HAMPTON

East Hampton is a Village within the Township of East Hampton located just 95 miles east of Manhattan. The area was settled in 1660 and was later incorporated as a village in 1920. The estates, beaches, restaurants, shops, parks, farms, wineries, and proximity to New York City that East Hampton has attracts international appeal.

As of 2024, East Hampton has a population of 28,885, with an average household income of \$190,966. East Hampton is currently growing at a rate of 0.42% annually and its population has increased by 1.84% since the previous census in 2020.

East Hampton is known for its blend of history, entertainment, and natural beauty. Popular attractions include the iconic Main Beach, celebrated for its stunning ocean views, and the Guild Hall, a cultural center offering art exhibits and performances. History enthusiasts can visit the Mulford Farm, a preserved 17th-century homestead, or the Home Sweet Home Museum, believed to have inspired the famous song. The village is also home to a wide selection of boutique shops and gourmet restaurants, ranging from small locally-owned businesses to upscale establishments.



PARKS

- Cedar Point County Park
- Herrick Park
- Duck Pond
- Maidstone Park
- Buckstone Meadow Preserve

ACCOMODATION

- 1770 House
- The Baker House 1650
- LVD at The Maidstone
- Journey East Hampton
- Mill House Inn

ATTRACTIONS

- Guild Hall
- LongHouse Reserve
- Pollock-Krasner House
- Mulford Farm Museum
- Home Sweet Home Museum

SHOPPING

- Main Street
- Newtown Lane
- Park Place
- The Circle
- Railroad Ave

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