

# Port Chester, NY Retail/Office Space For Lease/Sale

## 18 S. Main Street

## Downtown Port Chester



### Available Space:

2,500 SF Retail

10,000 SF Office (2 Floors)

### Co-Tenants:

99 Cent Discount Store

### Neighboring Retailers:

Stop & Shop, Michael's, Bed Bath & Beyond, Loews Cineplex, Marshalls, Costco, Walgreens, Kohl's, A & P, Staples, Pathmark, Verizon Wireless, Dunkin' Donuts, Modell's, Home Depot, Wendy's, Joyce Leslie, McDonald's, Casual Male, Jembro, AMC Movie Theatre, Michaels, DSW, Famous Footwear, Washington Mutual, Petco, Panera Bread and Buffalo Wild Wings

### Additional Information:

Opposite Regional Mall

### For Sale:

\$1.7 Million

### Taxes:

\$20,000.00

### Rent:

\$25.00/SF NNN – Retail Space

\$12.50/SF NNN – Office Space

### Area Demographics

	1 Mile	3 Miles	5 Miles
Population	31,441	73,041	134,352
Avg. HH Income	\$77,122	\$154,194	\$179,696

For more information, please contact:

John Williams: 914.237.3403, Ext. 115

John@royalpropertiesinc.com



850 Bronx River Road, Bronxville, NY 10708 | T 914.237.3403 | F 914.237.0196 | www.RoyalPropertiesInc.com

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