

Poughkeepsie, NY

Retail Space For Lease

1955 South Road (Route 9)

South Road Square



Available Space:
2,425 SF

Co-Tenants:
Bugaboo Creek Steak House, GameStop, U.S. Nails, Country Gallery, AT&T, Casual Male, Mother Earth's Storehouse, Subway, Auto Zone and Bonsai Japanese Restaurant

Neighboring Retailers:
Target, Old Navy, Best Buy, Macy's, ShopRite, Sears, Lowe's, Panera Bread, Bed Bath & Beyond, Walgreens, K-Mart, Bonefish Grill, Olive Garden, Dick's Sporting Goods, JC Penney, Hobby Lobby, Chili's, Christmas Tree Shops, Bob's Discount Furniture, Old Navy and Regal 12 Cinemas

Traffic Counts:
46,226 Cars per Day on Route 9

Additional Information:

- 44,071 SF GLA with 247 Parking Spaces
- Adjacent to and Shares Entrance with The Poughkeepsie Galleria

Asking Rent:
Call for Details

CAM/Taxes:
\$6.00/SF

Area Demographics

| | 1 Mile | 3 Miles | 5 Miles |
|----------------|----------|----------|----------|
| Population | 4,009 | 31,506 | 76,916 |
| Avg. HH Income | \$92,633 | \$91,666 | \$89,101 |

For more information, please contact:

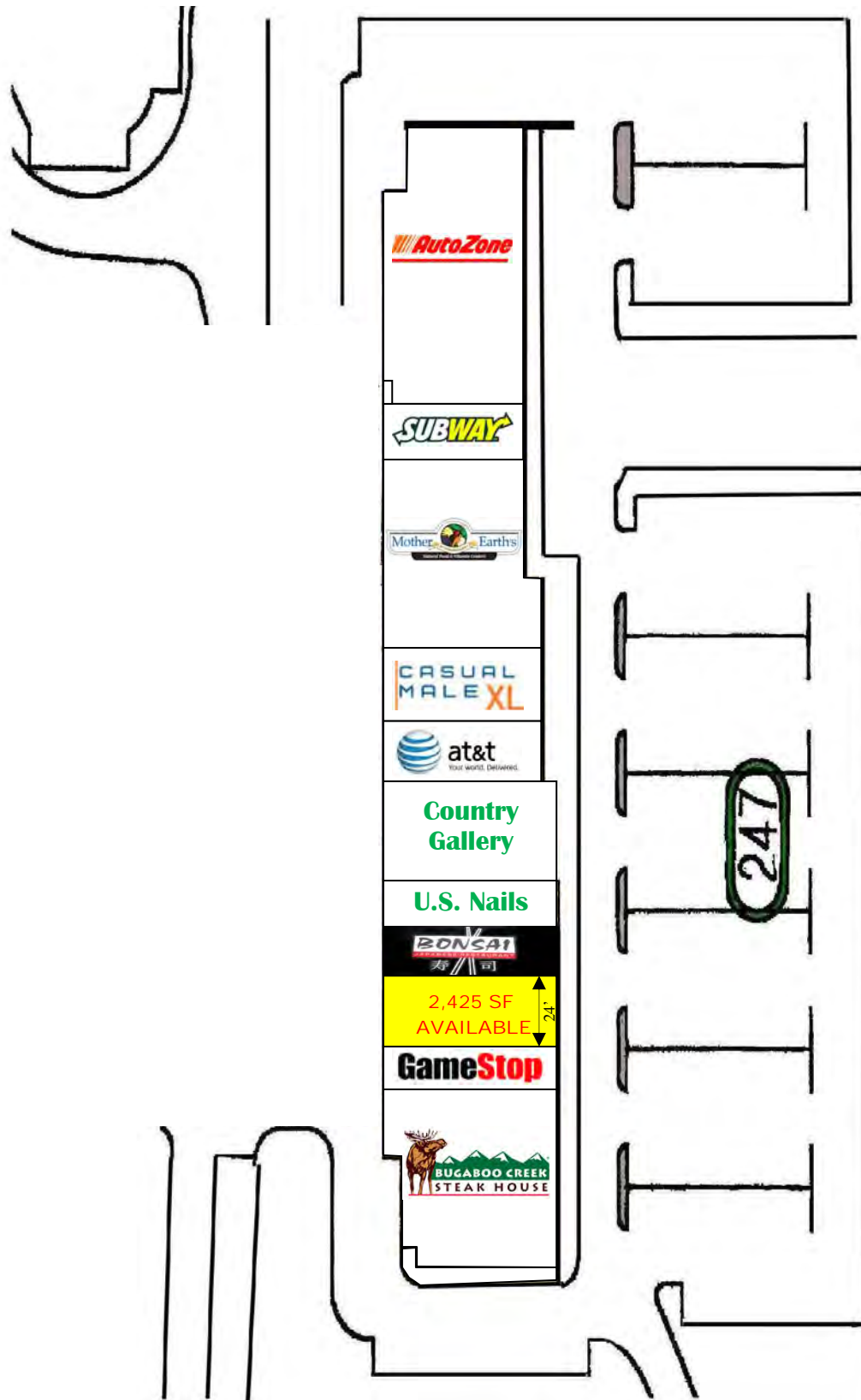
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Poughkeepsie, NY

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SOUTH ROAD (ROUTE 9)

Poughkeepsie, NY

1955 South Road (Route 9) South Road Square



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