

# Airmont, NY

# RETAIL SPACE FOR LEASE

## 241-257 Route 59

## Iodice Shopping Center



### AVAILABLE:

1,800 SF End-Cap with Drive Thru

### CO-TENANTS:

European Wax Center, T-Mobile, Peppercrust, Bridal Store, Jr. Lobster & Seafood, Florist and Nail Salon

### NEIGHBORING RETAILERS:

Walmart, ShopRite, Citibank, AutoZone, Walgreens, AFC Urgent Care, Starbucks, AT&T, Applebee's, Club Pilates, Burger King, Chase Bank, Dunkin' Donuts, Sterling National Bank, Dykes Lumber Company, Subway, Wendy's, USPS, The Goddard School, Planet Fitness, Trustco Bank and many more

### TRAFFIC COUNTS

17,807 Cars per Day Along Route 59  
104,718 Cars per Day Along I-87/I-287

### ADDITIONAL INFORMATION:

- 15,000 SF Shopping Center Renovated in 2016
- Tremendous Parking
- High Traffic Location on Route 59 with Excellent Frontage
- Traffic Light at Entrance
- Directly Across from Walmart & ShopRite

### RENT:

Call For Details

### CAM/TAXES:

\$8.43/SF

### AREA DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	7,197	81,446	195,702
Avg. HH Income	\$137,869	\$120,312	\$128,825

**For More Information,  
Please Contact:**

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# ROYAL PROPERTIES

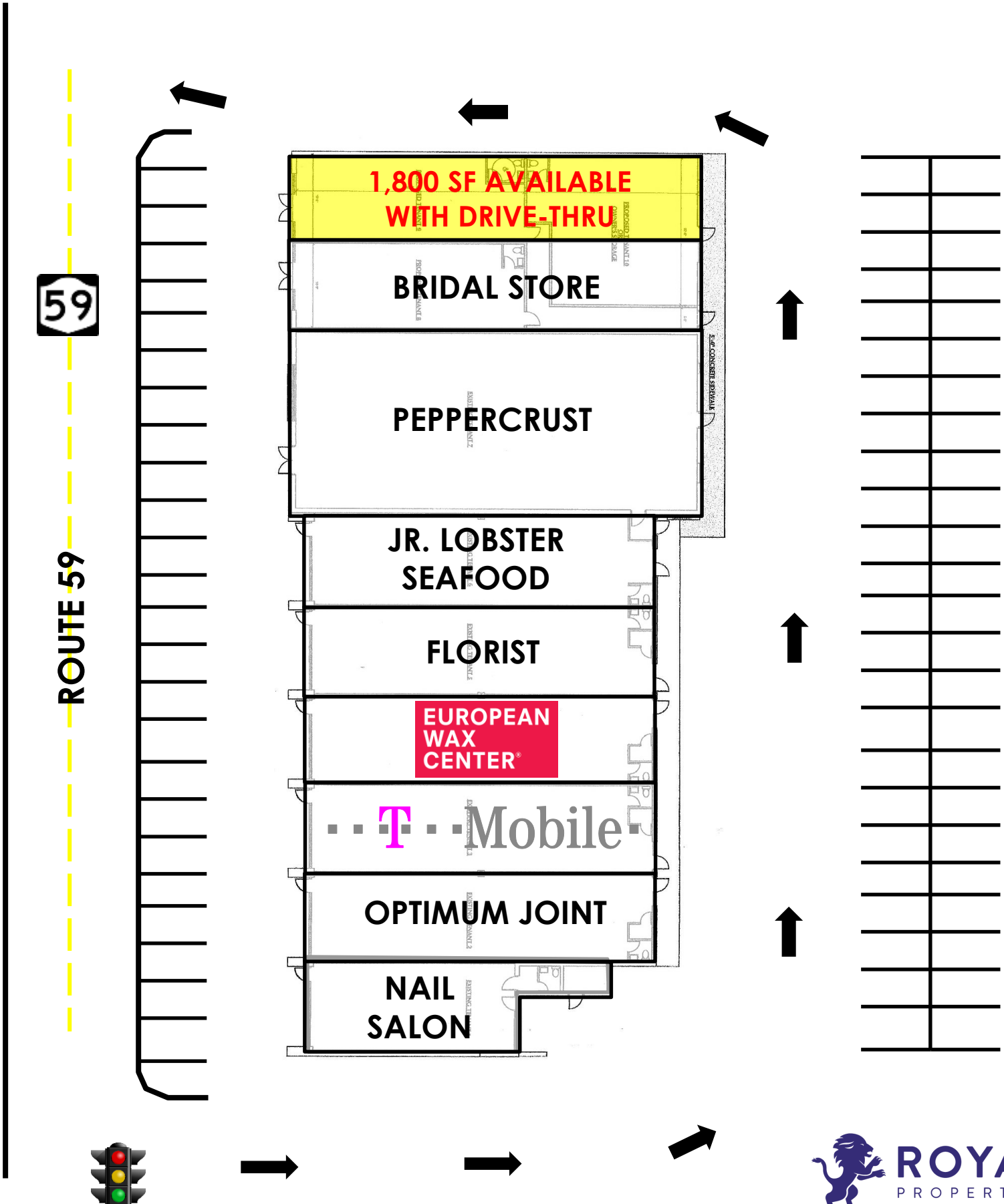
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