

****PRESS RELEASE****

OCTOBER 2020

ROYAL PROPERTIES NAMED EXCLUSIVE BROKER FOR FORMER NYSC IN MAMARONECK, NEW YORK



Royal Properties, Inc. is pleased to announce that they have been retained to exclusively lease 124 Palmer Avenue, Mamaroneck, NY.

This 20,216 square foot fitness facility is a former New York Sports Club situated in Downtown Mamaroneck with 130' of frontage on Palmer Avenue. This site provides excellent visibility, plenty of on-site and municipal parking and is steps from "The Avenue", Mamaroneck's bustling Downtown Village, full of shops, restaurants, galleries and the Emelin Theatre. Neighboring retailers include CVS, Dunkin', Chase, Subway, Verizon, Mattress Firm, Wells Fargo and many more locally owned and operated shops.

"This is an excellent, open, light-filled space and an opportunity to have significant visibility in the heart of Mamaroneck. We are thrilled to represent the Landlord in marketing this space," states David Landes, Principal of Royal Properties, Inc., who will be handling this assignment.

In addition to continued use as an exercise/fitness facility, for which it was designed and used successfully for the past 20+ years, the space would make an excellent home to a variety of end-users. Healthcare providers such as physical therapy, chiropractic practices, multi-specialty practices, and office-based surgical practices (ample utilities to support safe procedures) would do well to consider this newly available space. Open floor plans, high ceilings, and its location in town further support its use as a high-end showroom, a studio for video, sound, stills, or arts productions, or a gallery for the arts. Any future user has a wonderful opportunity to impart their own designs on this open space.

For additional information on this site or other opportunities in Westchester County, please contact David Landes at 914-237-3400, Ext. 104 (David@RoyalPropertiesInc.com). Visit our website at www.RoyalPropertiesInc.com.

Royal Properties, Inc. is a retail brokerage and consulting company specializing in the placement of retailers throughout New York, New Jersey & Connecticut. To learn more about Royal Properties, Inc., please call 914-237-3400 or visit our website at www.royalpropertiesinc.com.



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