

Pelham Manor, NY RETAIL SPACE FOR LEASE

4360-4370 Boston Post Road (Route 1)



AVAILABLE:

1,000 - 3,000 SF

TENANTS:

Verizon and Wing Stop

NEIGHBORING RETAILERS:

ShopRite, Stop & Shop, BJ's Wholesale Club, TJ Maxx, Famous Footwear, Target, IHOP, Dunkin', Panera Bread, 24 Hour Fitness, HomeGoods, Party City, Petco, Citibank, and more

TRAFFIC COUNT:

22,471 Cars Per Day Along Boston Post Road (Route 1)

21,731 Car Per Day Along Ropes Avenue

ADDITIONAL INFORMATION:

- Strong Demos
- Busy Corner Location on Boston Post Road (Route 1) and the Hutchinson Parkway
- Close Proximity to I-95

RENT:

\$60.00/SF

CAM/TAXES:

\$17.00/SF

AREA DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	19,053	383,542	1,081,250
Avg. HH Income	\$180,253	\$115,889	\$109,951

**For More Information,
Please Contact:**

914-237-3400

John Williams – Ext. 115
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ROYAL
PROPERTIES

www.RoyalPropertiesInc.com

All information furnished herein is from sources deemed reliable. No warranty or representation is made to the accuracy thereof and it is submitted subject to errors, omissions and/or changes without notice.

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BOSTON POST ROAD

**3,000 SF
AVAILABLE**

**CAN BE DIVIDED INTO
1,000 & 2,000 SF**

verizon^v



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