

PRESS RELEASE

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ROYAL PROPERTIES BROKERS O'REILLY AUTO PARTS DEAL IN POUGHKEEPSIE, NEW YORK



REPRESENTATIVE PHOTO

Royal Properties, Inc. is pleased to announce that O'Reilly Auto Parts signed a ten-year lease with four-five-year options for a 12,291 square foot end cap at Spackenkill Plaza, 2521 South Road (Route 9), Poughkeepsie, New York.

"O'Reilly Auto Parts selection of Spackenkill Plaza as their first site in Dutchess County is a true win-win scenario. O'Reilly attains an ideal location with excellent visibility on heavily traveled Route 9. The landlord had several options here to backfill the former Pier 1 space but chose O'Reilly based on their great credit and use." states Scott Meshil of Royal Properties, Inc., who represented the landlord in this transaction. Venture Brokerage Group represented O'Reilly Auto Parts.

Spackenkill Plaza is a 28,050 square foot shopping center with tremendous visibility, signaled access, and parking for 180 vehicles. This center is situated within minutes of IBM's 300-acre campus with over 3,000 daytime employees. O'Reilly Auto Parts will join Starbucks, Bonsai, Nothing Bundt Cakes, and Sweet Frog Premium Frozen Yogurt. Neighboring retailers include Stop & Shop, Price Chopper, Marshalls, TJ Maxx, HomeGoods, Modell's, JoAnn Fabrics, TGI Friday's, Mattress Firm, Chase, Just-A-Buck, Wendy's and many more.

For additional information on leasing opportunities in Dutchess County, please contact Scott Meshil at 914-237-3400, Ext. 106 (Scott@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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