

New Paltz, NY

3 Cherry Hill Road

RETAIL/MEDICAL/OFFICE SPACE FOR LEASE



AVAILABLE:

700 SF

CO-TENANTS:

Upstate Images and Dr. David Ness Performance Sports and Wellness

NEIGHBORING RETAILERS:

Shop Rite, Tops Market, Advance Auto Parts, McDonald's, Walgreens, True Value, Dunkin', Verizon, Burger King, Lemon Tree Family Salons, Midas, Subway, AT&T, M&T Bank, USPS, Starbucks, Chase, H&R Block, Ulster Savings Bank, Allstate, Hampton Inn and many more

TRAFFIC COUNTS:

19,010 Cars Per Day Along Main Street (Route 299)

ADDITIONAL INFORMATION:

- 5,670 SF Neighborhood Shopping Center
- Ideally Situated Across from New Paltz Plaza, Anchored by Tops Market, the Dominant Supermarket in New Paltz
- Ample Parking Spaces
- Signaled Intersection and Close Proximity to I-87
- Minutes From SUNY New Paltz (6,807 Students)

RENT:

Modified Gross

AREA DEMOGRAPHICS

	3 Miles	5 Miles	7 Miles
Population	14,830	23,195	41,896
Avg. HH Income	\$118,227	\$117,120	\$114,956

For More Information,
Please Contact:

914-237-3400

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ROYAL

PROPERTIES

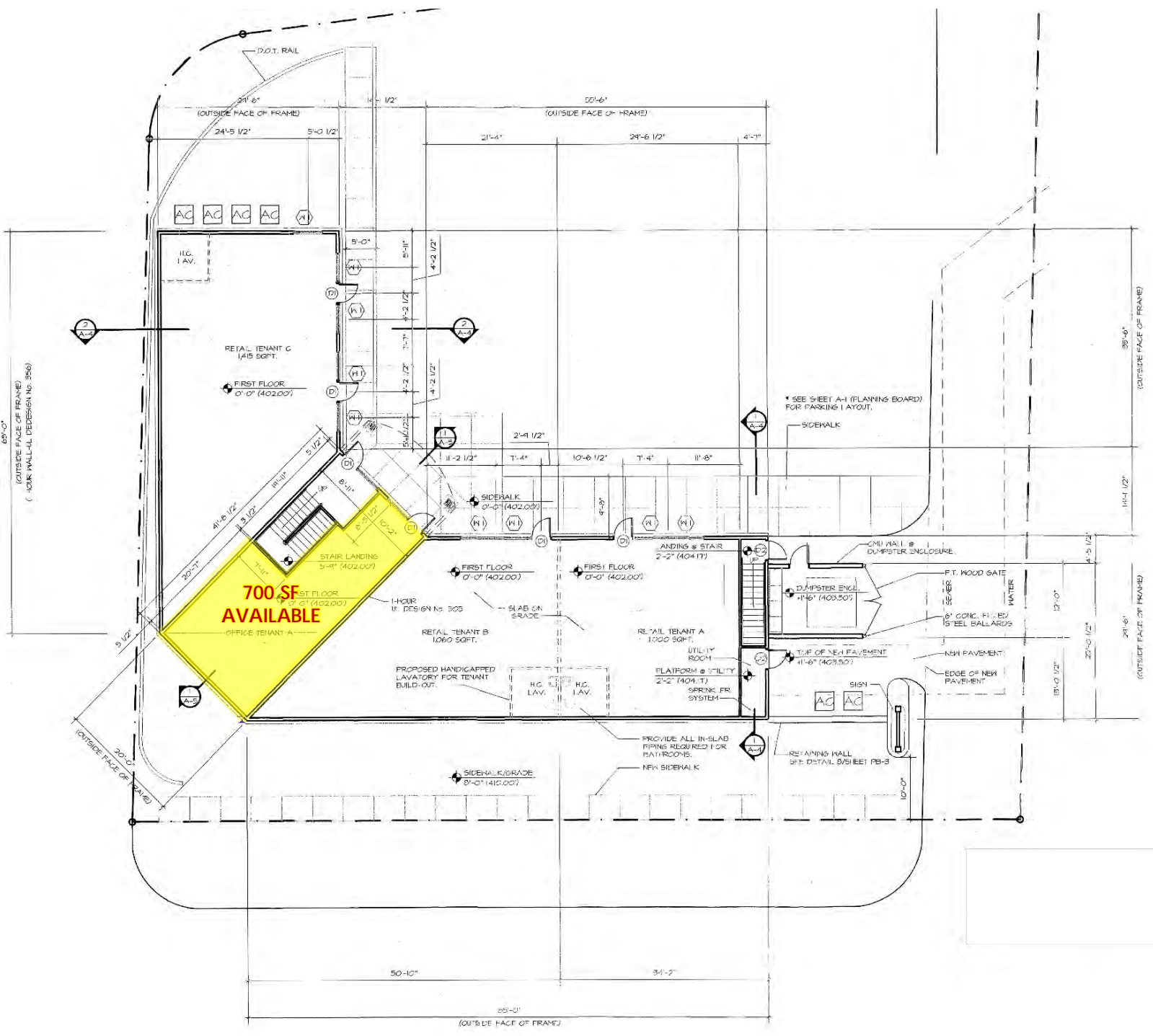
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NEW PALTZ PLAZA

- Tops**
- BANK OF AMERICA**
- Spectrum**
- ROCCO'S PIZZERIA**
- PLAZA DINER**
- Peter Harris Clothes**
- Advance Auto Parts**
- LEMONTREE FAMILY SALONS**
- Health Nutrition CENTER**

3 CHERRY HILL ROAD

SITE



UPSTATE IMAGES

Dr. David Ness
PERFORMANCE SPORTS & WELLNESS

- Walgreens**
- verizon**
- SUBWAY**
- Allstate**
- The L Salon**
- at&t**
- H&R BLOCK**
- BC's NEW PALTZ CLIMBING GYM**
- Crazy Bowlz**

BURGER KING

MIDAS

IGNITE

DUNKIN'

True Value

FritoLay
Good fun!

ShopRite

CAREMOUNT MEDICAL

ExtraSpace Storage

Hampton Inn



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