

# Nanuet, NY

## 85 West Route 59

**RETAIL SPACE  
FOR LEASE**

# FORMER SEARS DEPARTMENT STORE



**AVAILABLE:**

20,000 – 90,000 SF

**NEIGHBORING RETAILERS:**

Stop & Shop, At Home, Apple, Regal Cinema, 24-Hour Fitness, Home Depot, Fortunoff, Raymour & Flanigan, Verizon, Marshalls, Barnes & Noble, Starbucks, ULTA, Mattress Firm, Five Below, Chipotle, TJ Maxx, Sierra, Bob's Discount Furniture, Shake Shack, PetSmart, ALDI, Kirkland's, Blinds to Go, and more

**ADDITIONAL INFORMATION:**

- 188,609 SF GLA on 13.5 Acre Lot
- 813 On-Site Parking Spaces
- Cross Easement with The Shops at Nanuet
- Located at Exit 14 off the NY State Thruway on Route 59
- Serving Rockland County, NY, One of the 50 most Affluent Counties in the US, and Bergen County, the most Populous County in New Jersey

**TRAFFIC COUNTS:**

43,575 Cars per Day Along Route 59

**ASKING RENT:**

Call for Details

**CAM/TAXES:**

\$4.00/SF Est.

**AREA DEMOGRAPHICS**

	1 Mile	3 Miles	5 Miles
Population	9,413	102,410	251,324
Avg. HH Income	\$176,194	\$162,946	\$168,048

**For More Information,  
Please Contact:**

**914-237-3400**

**David Landes – Ext. 104  
David@RoyalPropertiesInc.com**

**Jeff Kintzer – Ext. 103  
Jeff@RoyalPropertiesInc.com**



**ROYAL  
PROPERTIES**

[www.RoyalPropertiesInc.com](http://www.RoyalPropertiesInc.com)

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SEPARATELY OWNED  
**RTL** NANUET

SEPARATELY OWNED  
**THE SHOPS AT NANUET**  
A SIMON MALL



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**SPRING VALLEY MARKETPLACE**

**LOWE'S**

**TARGET**

**BED BATH & BEYOND**

**BINGO WHOLESALE**

**Christmas Tree Shops and That!**

**LOWE'S**

**Staples**

**BLINDS TO GO**

**RAYMOUR & Flanagan**

**fortunoff backyard store**

**CHUCK E. CHEESE'S**

**Red Lobster**

**SHERWIN WILLIAMS**

**ROCKLAND PLAZA**

**BARNES & NOBLE**

**AT&T**

**Starbucks**

**ULTA BEAUTY**

**MATTRESS FIRM**

**Orangetheory**

**CHIPOTLE**

**five BEL'W**

**Panera BREAD**

**DOLLAR TREE**

**education**

**SHAKE SHACK**

**AAA**

**SUPERCUTS**

**URGENT CARE**

**MEN'S WEARHOUSE**

**BOB'S DISCOUNT FURNITURE**

**KOHL'S**

**SALLY BEAUTY**

**Pizza Hut**

**The UPS Store**

**PALISADES CREDIT UNION**

**85 W. ROUTE 59**

**SITE**

**PC RICHARD & SON**

**THE VITAMIN SHOPPE**

**SHOPS AT NANUET**

**STOP & SHOP**

**Apple Store**

**verizon**

**24 HOUR FITNESS**

**P.F. CHANG'S**

**SEPHORA**

**chico's**

**LOFT**

**WHBY**

**Bj's**

**Bath & Body Works**

**RESTAURANT BREWHOUSE**

**LUCKY BRAND**

**COHEN'S Fashion Optical**

**Soma**

**RTL NANUET**

**at home**

The Home Décor Superstore

**ROCKLAND CENTER**

**ALDI**

**TJ-MAXX**

**SIERRA**

**Kirkland's**

**Marshalls**

**optimum.**

**Party City**

**chili's**

**HomeGoods**

**PETSMART**

**AutoZone**

**FIVE GUYS**

**LL Flooring LUMBER LIQUIDATORS**

**Carvel**

**Michaels**

**Sterling OPTICAL**

**H&R BLOCK**