

Nyack, NY

302-388 E. Route 59

RETAIL SPACE FOR LEASE

The Hub Shopping Center



HARBOR FREIGHT
TOOLS

PRIMAL RC
RADIO CONTROL TOYS

NYACK HOT BAGELS

5150 MARTIAL ARTS

RITE WINE &
LIQUORS

THE BAY INDOOR GOLF

Amici's Ristorante

99 SIGNS

WASHING BOARD
LAUNDROMAT

NYACK
SMOKE SHOP

MYLESTONE
PROPERTIES

SPACE AVAILABLE



AVAILABLE:

1,080 SF (Lower Level)
1,650 SF End Cap (Former Restaurant)
Up to 5,000 SF Pad Site Available

CO-TENANTS:

Harbor Freight, Primal RC, Trustco Bank, Challenger Bay Indoor Golf & Sports Bar, Nyack Hot Bagels, Amici's Ristorante, Sushi & Kimchi, Rite-Buy Liquors & Wine, 5150 Martial Arts, 99 Signs, Washing Board Laundromat, Rose Nail Salon, Razzmatazz Unisex Hair Salon, Spotlight Cleaners, Huangting Spa and more

NEIGHBORING RETAILERS:

Macy's, BJ's Wholesale Club, Home Depot, Barnes & Noble, Best Buy, Dick's Sporting Goods, DSW, Burlington Coat Factory, Five Below, H&M, AT&T, Bath & Body Works, American Eagle Outfitters, Buffalo Wild Wings, Chipotle, ShopRite, Verizon, Target, Dunkin', Mavis, McDonald's, Walgreens, Chase, Starbucks and many more

ADDITIONAL INFORMATION:

- 65,690 SF Two Level Neighborhood Strip Center
- Multiple Access Points
- Across from the Palisades Center Mall, One of the Largest Shopping Destinations in the Region, Ensuring a Consistent Flow of Potential Customers
- Easy Access To Major Thoroughfares, Including I-287, I-87 (Exit 11), and Mario Cuomo Bridge
- 319 Parking Spaces

TRAFFIC COUNTS:

25,070 Cars per Day Along Route 59

RENT:

Call For Details

CAM/TAXES/INSURANCE:

\$10.56/SF

AREA DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	4,616	41,672	145,519
Avg. HH Income	\$113,498	\$147,866	\$143,961

**For More Information,
Please Contact:**

914-237-3400

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MANAGED BY:

MYLESTONE.
PROPERTIES



ROYAL
PROPERTIES

www.RoyalPropertiesInc.com

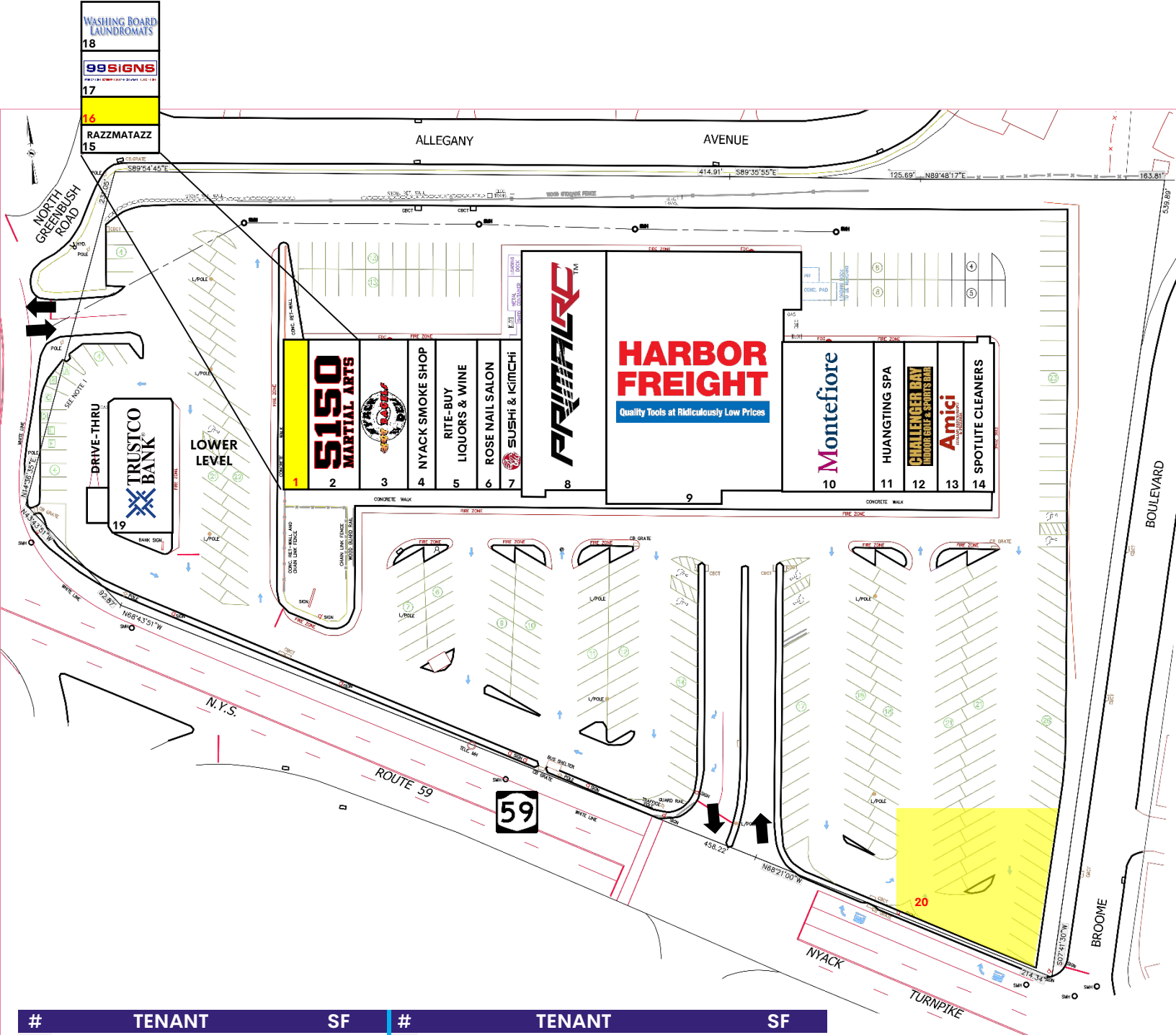
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LOWER LEVEL



#	TENANT	SF	#	TENANT	SF
1	AVAILABLE	1,650	11	Huangting Spa	1,600
2	5150 Martial Arts	3,190	12	The Bay Indoor Golf & Sports Bar	2,300
3	Nyack Hot Bagels	3,300	13	Amici's Ristorante	1,600
4	Nyack Smoke Shop	1,600	14	Spotlite Cleaners	2,000
5	Rite-Buy Liquors & Wine	3,000	15	Razzmatazz Hair Salon (LL)	1,200
6	Rose Nail Salon	1,450	16	AVAILABLE (LL)	1,080
7	Sushi & Kimchi	1,500	17	99 Signs (LL)	2,100
8	Primal RC	13,000	18	Washing Board Laundromat (LL)	1,590
9	Harbor Freight	15,295	19	Trustco Bank (LL)	2,800
10	Montefiore Medical	6,000	20	AVAILABLE PAD SITE	UP TO 5,000 SF



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RETAIL SPACE FOR LEASE

The Hub Shopping Center

Walgreens
FedEx Ground

Mobil

Old World

Taco Boy's

DUNKIN'

MAVIS Discount Tire

OCEAN PLAZA

NYACK 5 STAR NAIL & Spa

Domino's

McDonald's

CHASE

NYACK DINER

THE HUB SHOPPING CENTER

SITE

HARBOR FREIGHT TOOLS
Quality Tools at Ridiculously Low Prices

Montefiore **TRUSTCO BANK**

PRIMALRC

SUSHi & Kimchi

Amici
ITALIAN RESTAURANT & PIZZERIA

5150 MARTIAL ARTS

CHALLENGER BAY
INDOOR GOLF & SPORTS BAR

99SIGNS

WASHING BOARD LAUNDROMATS

NYACK BAGELS

ShopRite

PALISADES PLAZA

verizon

StateFarm

Visionworks

UPTOWN COFFEE BAR

PALISADES CENTER MALL

macy's

DICK'S SPORTING GOODS

Burlington

GameStop

THE HOME DEPOT

BJ's

DSW

BEST BUY

POWER TO THE PLAYERS

BARNES & NOBLE

five BELOW

H&M

Bath & Body Works

at&t

aerie

CHIPOTLE MEXICAN GRILL

BUFFALO WILD WINGS

AMERICAN EAGLE OUTFITTERS

7-ELEVEN