

## **ROYAL PROPERTIES BROKERS THE SALE OF MIXED-USE PROPERTY IN LARCHMONT, NEW YORK**



Royal Properties, Inc. is pleased to announce the sale of a fully renovated mixed-use property located at 137-141 Larchmont Avenue, in the village of Larchmont, Westchester County, New York.

This three-story fully renovated building spans 10,095 SF and features 4 retail stores, 1 office space, and 6 residential apartments. The building includes 8 dedicated parking spaces and benefits from its adjacency to municipal and street parking.

Strategically located in the heart of Larchmont's high-traffic retail corridor, the property is home to a strong roster of tenants including Manor Park Deli, Wasabi & Ginger Restaurant, Giselle Guerrero Beauty Parlor, and Say She Ate It Pretzels.

"This transaction reflects continued investor demand for high-quality, stabilized mixed-use assets in walkable suburban downtowns. Larchmont is one of Westchester's most desirable markets, and this property offered a rare opportunity to acquire a turnkey building with strong in-place income," said Jim Aries, Managing Director of Royal Properties, who along with David Landes and Zach Landes were the sole brokers in this transaction.

For additional information on this opportunity, please contact David Landes at 914-237-3400, Ext. 104 ([David@RoyalPropertiesInc.com](mailto:David@RoyalPropertiesInc.com)).

Royal Properties, Inc. is a full-service brokerage and consulting company providing real estate solutions for landlords and 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](http://www.royalpropertiesinc.com).



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