

# hicksville, ny

## 100 west old country road

freestanding restaurant opportunity w/ drive thru potential | for lease



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	17,857	157,463	326,898
Median HHI	\$78,443	\$99,147	\$102,495
Daytime Population	13,969	98,429	223,047

Lot Size	19,359 square feet
Building Size	2,522 square feet
Rent	Upon Request
Taxes	\$44,000 per annum
Parking	36 cars
Area Retail	Walgreens, First National Bank of Long Island, Smashburger, Starbucks, Advanced Auto, Ridgewood Bank, 7 Eleven, Capital One Bank, Pepboys, UPS Store, and many more
Comments	<ul style="list-style-type: none"><li>• excellent access and visibility</li><li>• ground lease available</li><li>• 39,829 vehicles per day on Old Country Road</li></ul>

### For More Information:

Russel Helbling | Senior Vice President | [helbling@sabre.life](mailto:helbling@sabre.life) | T 516 874 8070 x1506

Douglas Bomzer | Senior Managing Director | [bomzer@sabre.life](mailto:bomzer@sabre.life) | T 516 874 8070 x1509

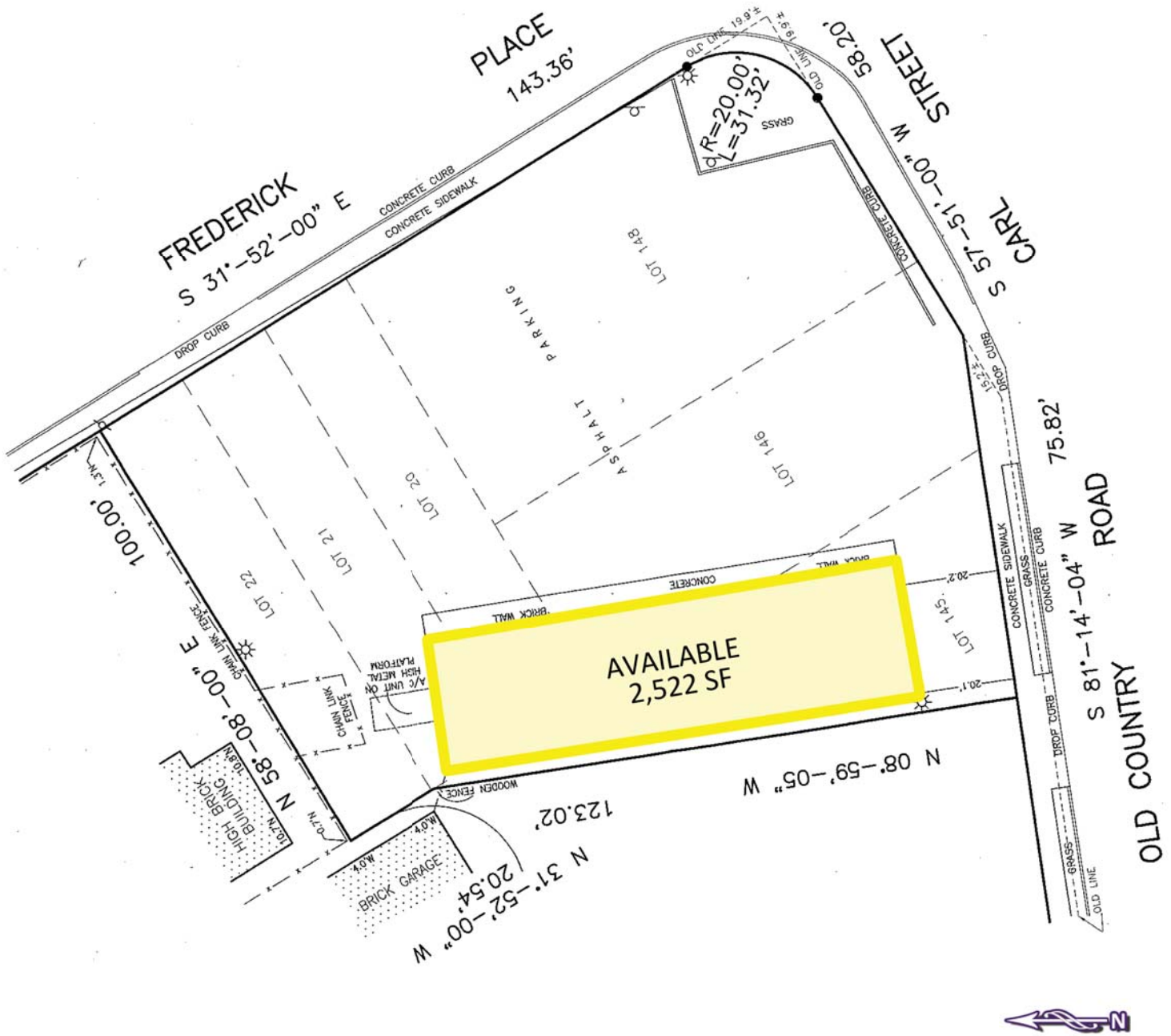
**sabre.life**



# hicksville, ny

100 west old country road

SURVEY



For More Information:

Russel Helbling | Senior Vice President | helbling@sabre.life | T 516 874 8070 x1506

Douglas Bomzer | Senior Managing Director | bomzer@sabre.life | T 516 874 8070 x1509

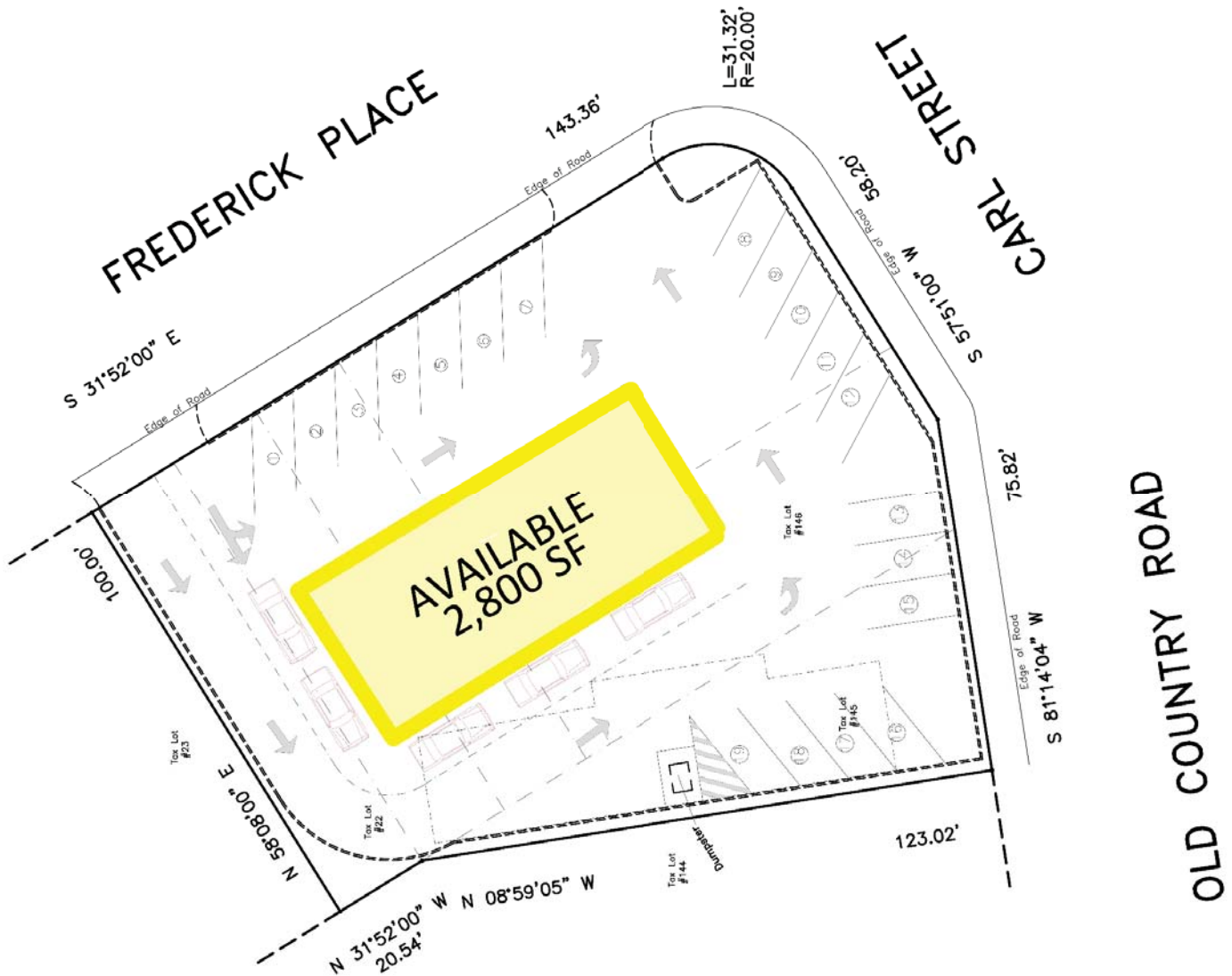
**sabre.life**



# hicksville, ny

## 100 west old country road

DRIVE THRU OPPORTUNITY



For More Information:

Russel Helbling | Senior Vice President | helbling@sabre.life | T 516 874 8070 x1506

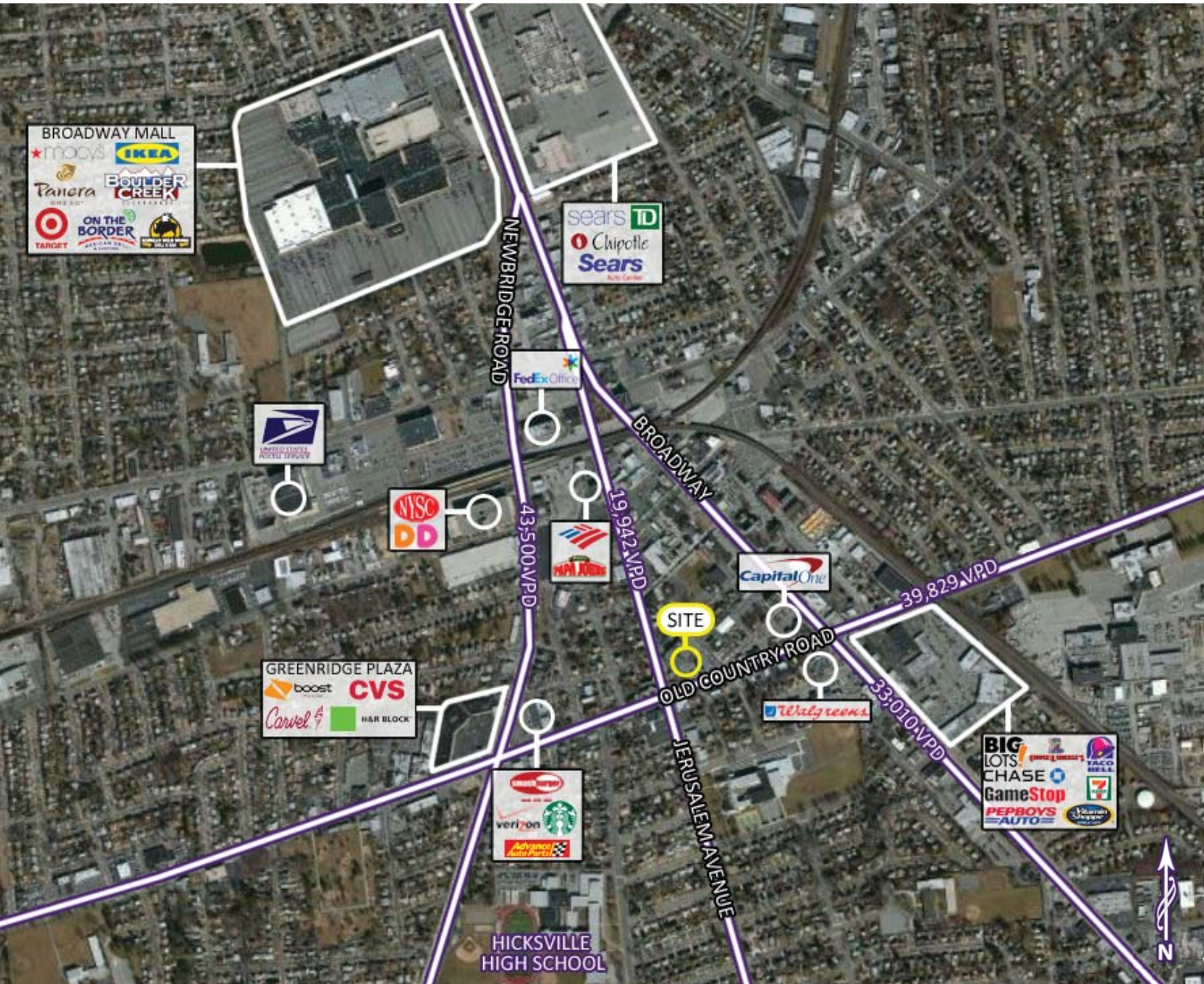
Douglas Bomzer | Senior Managing Director | bomzer@sabre.life | T 516 874 8070 x1509

**sabre.life**



# hicksville, ny

100 west old country road



## For More Information:

Russel Helbling | Senior Vice President | helbling@sabre.life | T 516 874 8070 x1506

Douglas Bomzer | Senior Managing Director | bomzer@sabre.life | T 516 874 8070 x1509

Sabre Real Estate Group, LLC

500 Old Country Road Garden City NY 11530

500 Route 17 South Hasbrouck Heights NJ 07604

**sabre.life**

© Sabre Real Estate Group, LLC. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

# SABRE