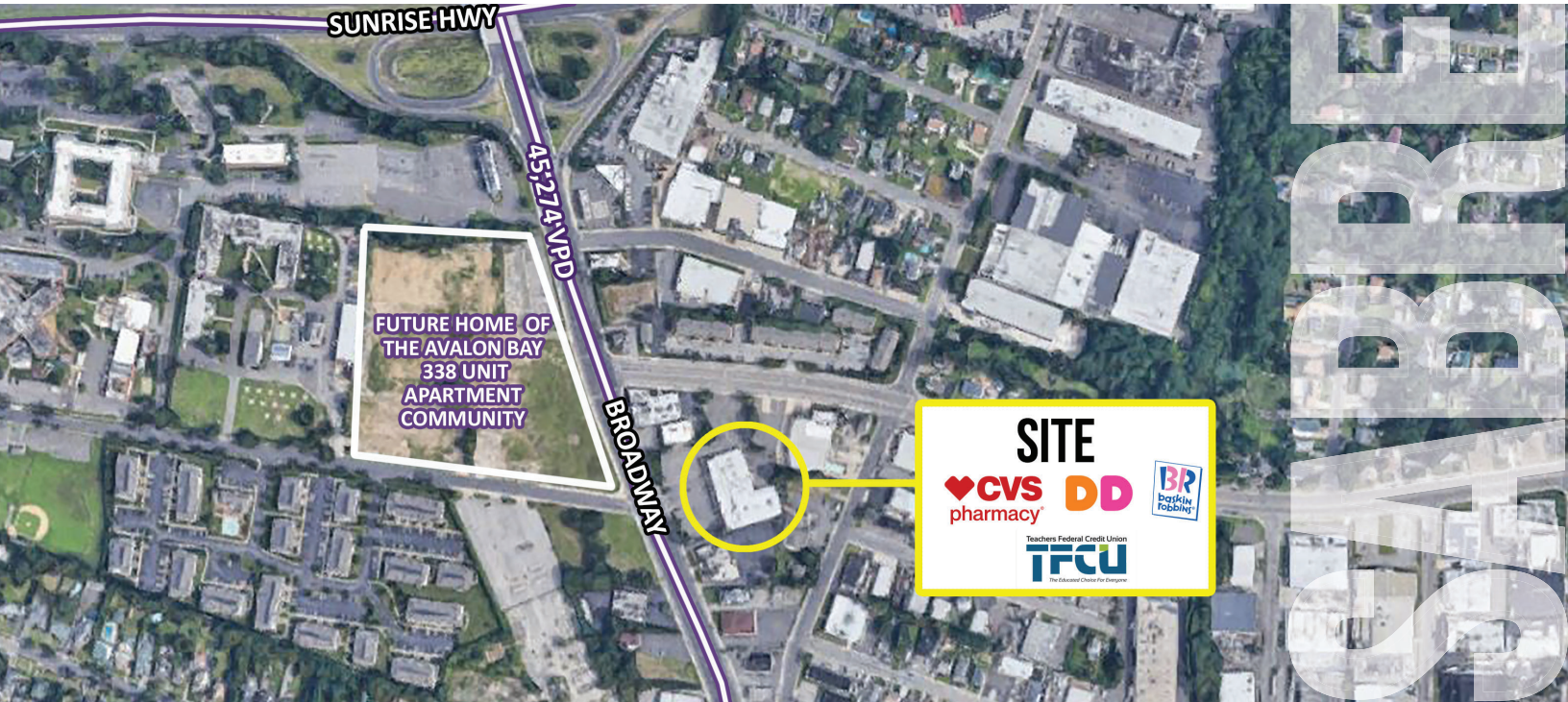


# amityville, ny

## 355 broadway

small shop space available across from the new proposed apartment community | for lease



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	19,583	147,582	300,843
Median HHI	\$79,020	\$99,865	\$107,677
Daytime Population	12,854	53,655	110,987

Available	3,000 square feet (will divide)
GLA	21,531
Asking Rent	Upon Request
Co-Tenants	CVS, Dunkin' Donuts/Baskin Robins, Teachers Federal Credit Union
Area Retail	HomeGoods, T.J. Maxx, Burlington, ShopRite, Macy's, Target, The Home Depot, Walgreens, Big Lots, IHOP, Dollar Tree, Blink Fitness, CityMD, Rite Aid, Applebee's, Verizon, Kohl's, and many more
Comments	<ul style="list-style-type: none"> <li>• across the street from a proposed Avalon Bay apartment complex of approx 338 units</li> <li>• on-site parking for 107 cars</li> <li>• food use is permitted</li> <li>• Broadway (Route 110) has a traffic count of 45,274 vehicles per day</li> </ul>

### For More Information:

Stu Fagen | fagen@sabre.life | T 516 874 8070 x 1503

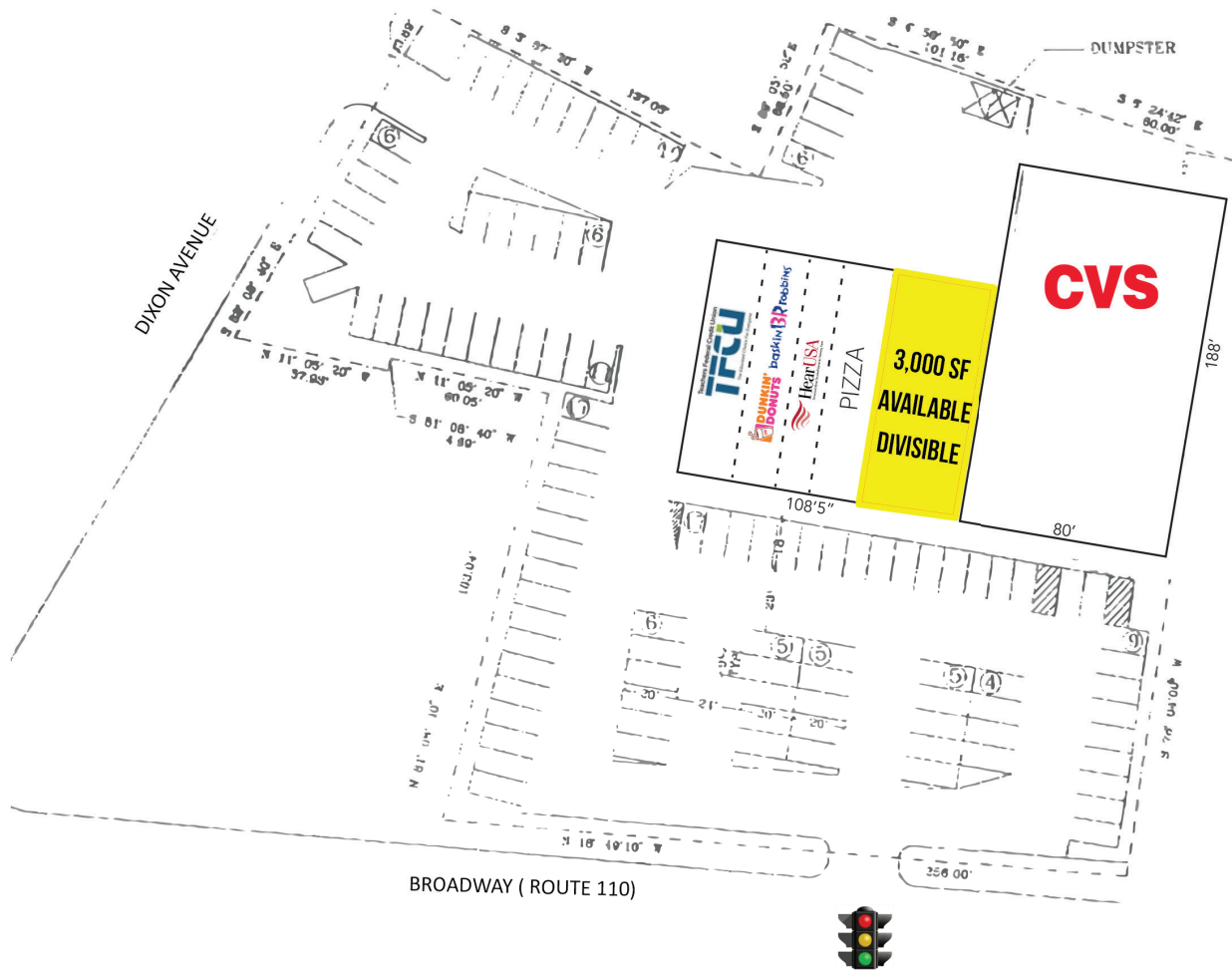
William Diakakis | diakakis@sabre.life | T 516 874 8070 x 1521

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355 broadway

## SITE PLAN



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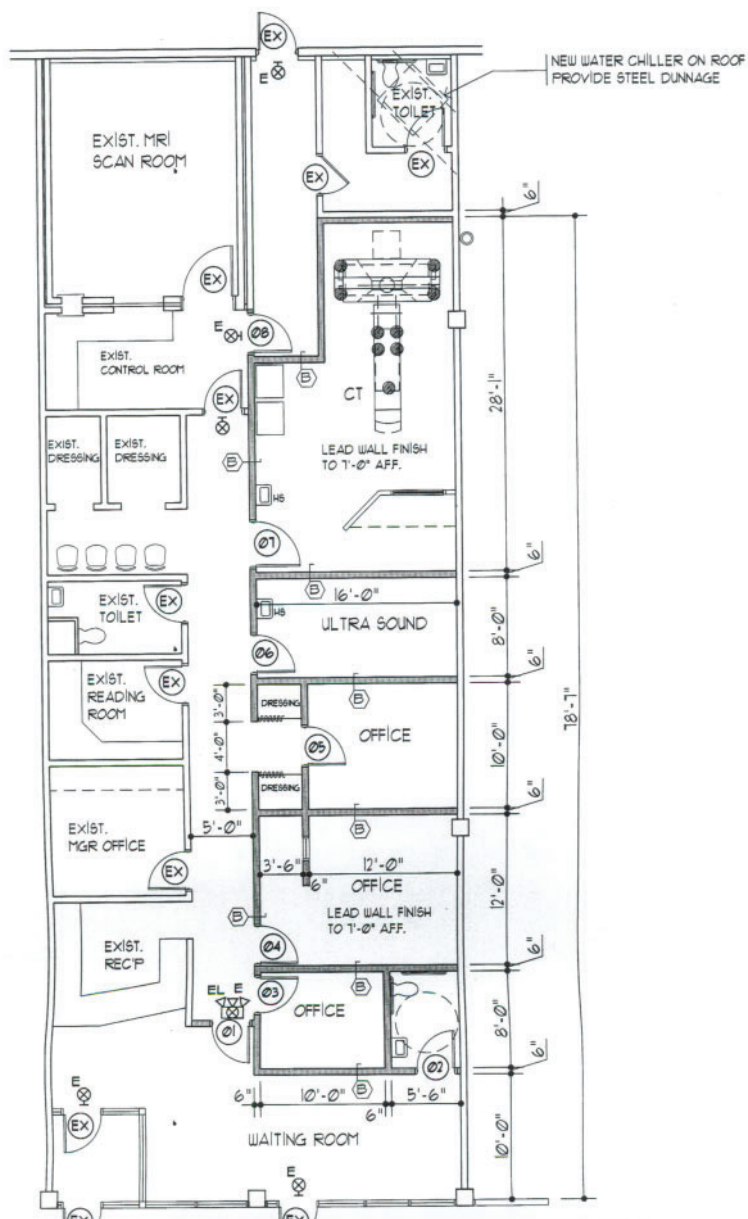
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## FLOOR PLAN



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355 broadway



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