

500 E SANDFORD BLVD MT VERNON, NY

FAMOUS footwear

9,000 SF FAMOUS FOOTWEAR

- Rental Rate: Upon Request
- Freight Elevator to Loading Dock
- GLA: 246,888
- 1,098 Parking Spaces

ACCESSIBILITY

- Direct access off the Hutchinson River Pwky with 95,100 CPD
- 11,800 CPD on E Sandford Blvd
- Close Proximity to I-95 & Cross County Pkwy
- Bx42 Stops Directly in Front of Shopping Center

VISIBILITY

Prominent Signage along E. Sandford Blvd with Visibility from the Hutchinson River Pkwy

NEIGHBORING TENANTS:

Best Buy, TD Bank, Burger King, McDonald's, CVS, and more

CONTACT EXCLUSIVE LISTING AGENT:

DAVID SCOTTO

914.968.8500 x306 dscotto@rmfriedland.co

RM FRIEDLAND

ERCIAL REAL ESTATE SERVICES

NECK AVE . HARRISON, NY 10528 . RMFRIEDLAND.COM

express or implied. RM Friedland, LA, its agents or employees shall not be held liable to any



PROMINENT SIGNAGE



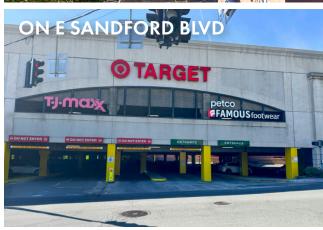


O E SANDFORD BLVD MT VERNON, NY

STRONG CO-TENANTS:

TJ MAXX, PETCO,
& TARGET with
2.2 M VISITORS ANNUALLY

COMING SOON:
FUN CITY ADVENTURE PARK











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DEMOGRAPHICS **Population Number of Households** Average HouseHold Income Annual HouseHold Expenditure **Annual Retail Expenditure**

32.782 11,667 \$174.119 \$1.44 B \$662.36 M

382.118 147,338 \$127,236 \$15.22 B \$7.2 B

995.503 379,653 \$119.828 \$37.12 B \$17.56 B





2.4 miles to Metro North Woodlawn & Wakefield Stations



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