



RETAIL SPACE

CEDARHURST, NY

460-464 CENTRAL AVENUE

SIZE

1,880 SF Can Be Combined
3,600 SF to 5,480 SF

ASKING RENT

Upon Request

NEIGHBORS

Chase, Capital One Bank, CVS, Jildor Shoes, Gourmet Glatt Grocer

COMMENTS

Prime Corner

Former Bank - No new Banks permitted in Cedarhurst due to moratorium

Can Combine spaces

Affluent Demographics

Trafficked Intersection

CONTACT EXCLUSIVE AGENTS

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RIPCO
REAL ESTATE

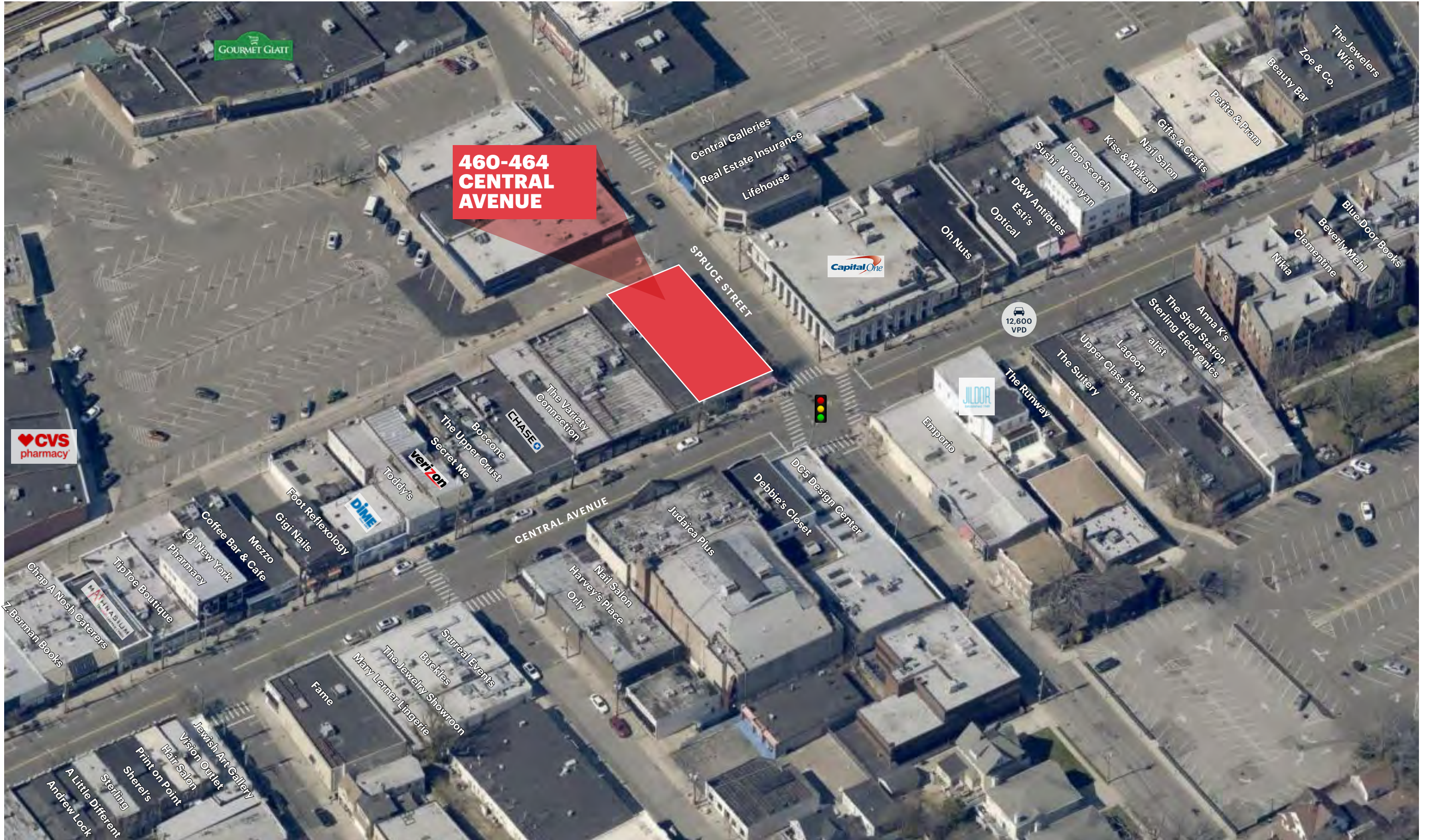
100 Jericho Quadrangle
Suite 120
Jericho, NY 11753
516.933.8880

Please visit us at ripcony.com for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

MARKET AERIAL





**460-464
CENTRAL
AVENUE**

**CVS
pharmacy**

GOURMET GLATT

Capital One

CHASE

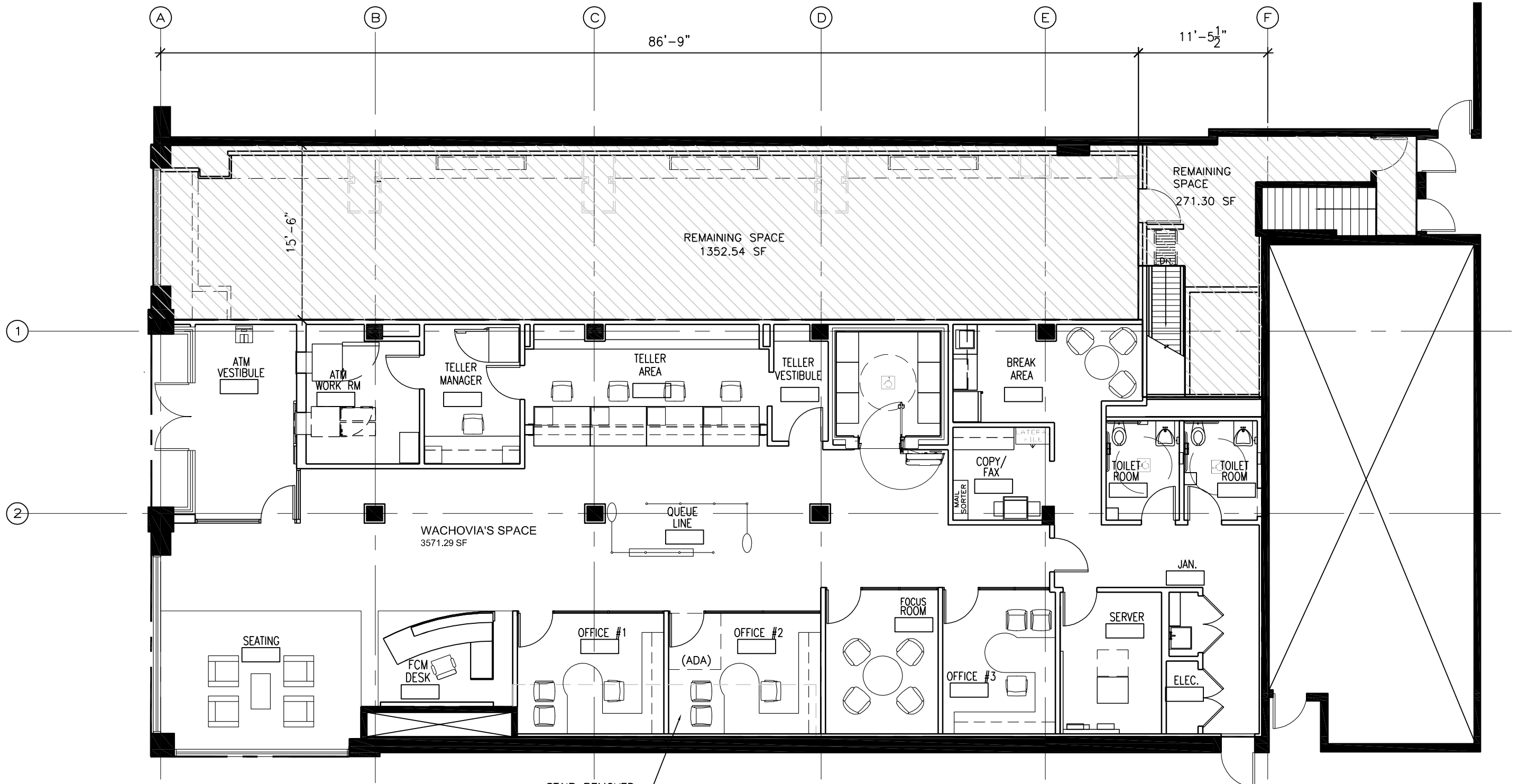
Verizon

DIME

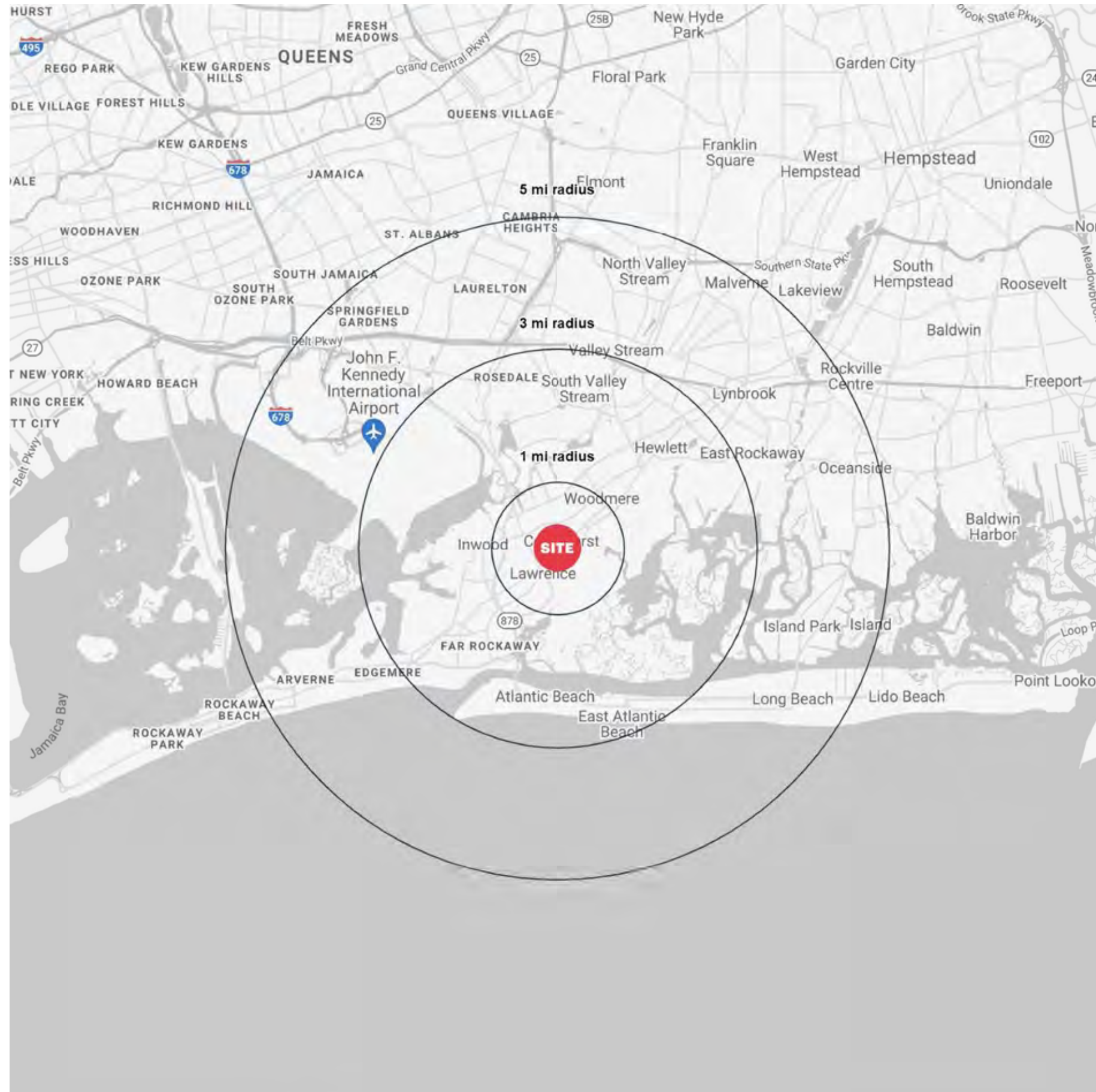
JLDOR

12,600
VPD

SITE PLAN



AREA DEMOGRAPHICS



460-464 CENTRAL AVENUE CEDARHURST, NEW YORK

1 MILE RADIUS

POPULATION
21,441
HOUSEHOLDS
6,677
AVERAGE HOUSEHOLD INCOME
\$170,190
MEDIAN HOUSEHOLD INCOME
\$114,320

COLLEGE GRADUATES (BACHELOR'S +)
8,002 - 55.7%
TOTAL BUSINESSES
1,749
TOTAL EMPLOYEES
11,958
DAYTIME POPULATION (W/ 16 YR +)
19,655

3 MILE RADIUS

POPULATION
160,889
HOUSEHOLDS
52,520
AVERAGE HOUSEHOLD INCOME
\$128,657
MEDIAN HOUSEHOLD INCOME
\$96,881

COLLEGE GRADUATES (BACHELOR'S +)
43,784 - 39.9%
TOTAL BUSINESSES
6,072
TOTAL EMPLOYEES
48,188
DAYTIME POPULATION (W/ 16 YR +)
105,415

5 MILE RADIUS

POPULATION
446,837
HOUSEHOLDS
151,902
AVERAGE HOUSEHOLD INCOME
\$124,199
MEDIAN HOUSEHOLD INCOME
\$95,115

COLLEGE GRADUATES (BACHELOR'S +)
116,795 - 37.1%
TOTAL BUSINESSES
16,790
TOTAL EMPLOYEES
137,849
DAYTIME POPULATION (W/ 16 YR +)
296,146

AREA DEMOGRAPHICS

