



## **GAS STATION SPACE**

# **MASTIC, NY**

**1081 MASTIC ROAD**

### **SIZE**

0.41 Acres

### **ASKING RENT**

Upon Request

### **SALE PRICE**

Upon Request

### **NEIGHBORS**

Mastic Supermarket, Mastic Fire District, Island Cinemas, HSBC Bank, Family Dollar, USPS, Dunkin', Domino's Pizza

### **COMMENTS**

Located directly across the street from Mastic Fire District

Dedicated traffic light

Strong local demographics

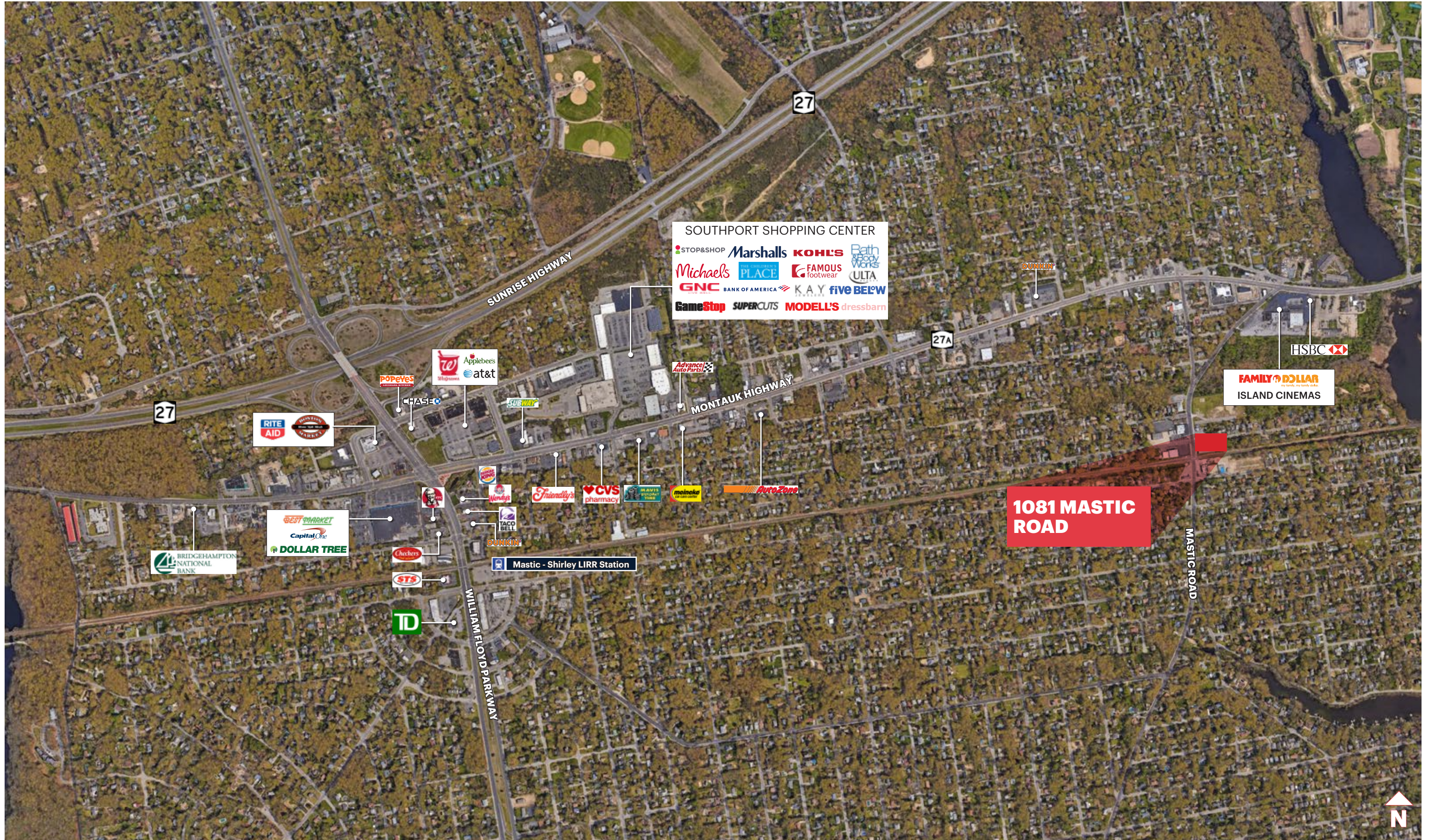
## **CONTACT EXCLUSIVE AGENT**

### **GREG BATISTA**

gbatista@ripcony.com

516.933.8880

# MARKET AERIAL

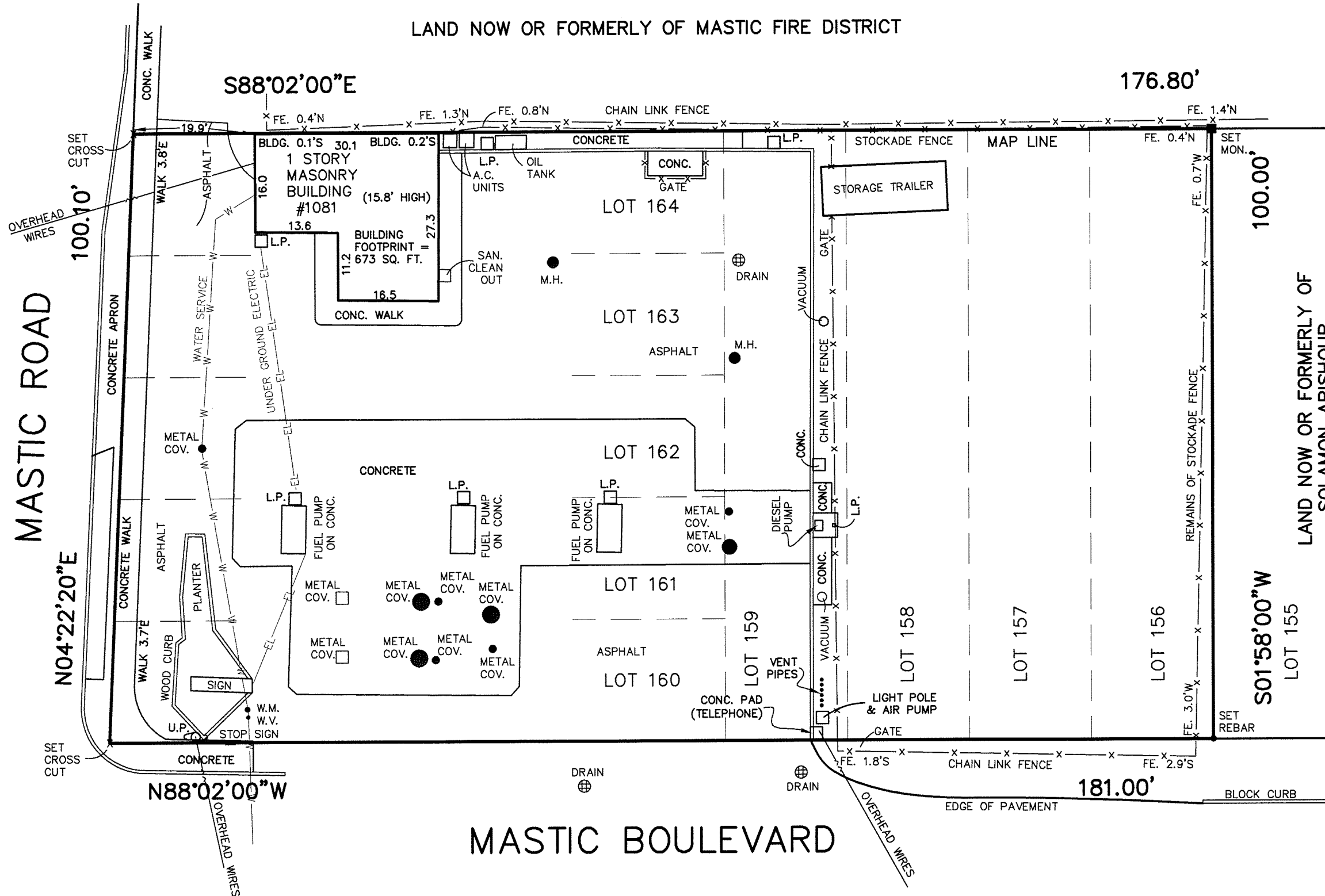


**AERIAL**

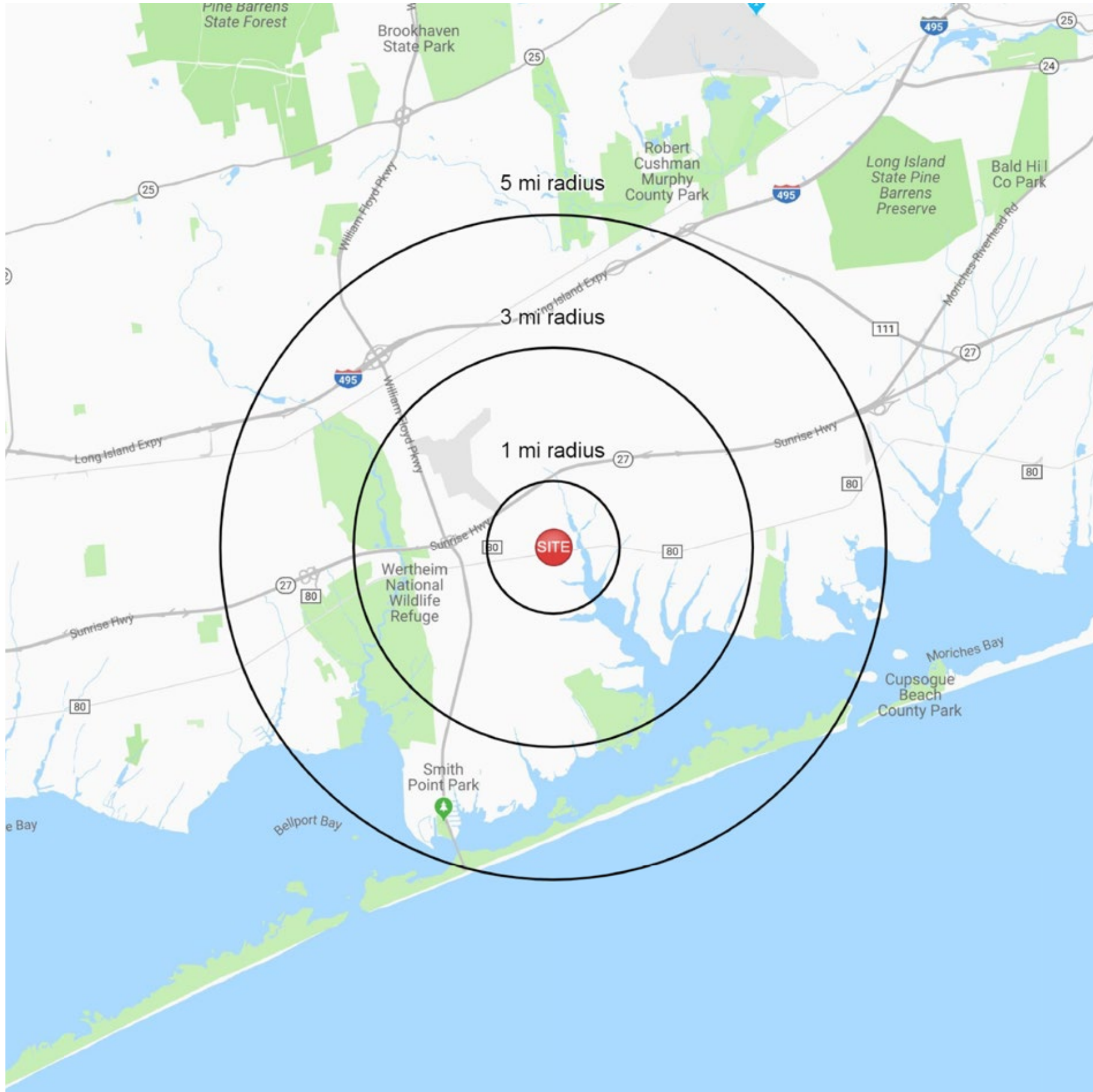


**SITE PLAN**

**GROUND FLOOR**



# AREA DEMOGRAPHICS



## 1 MILE RADIUS

### POPULATION

12,365

### HOUSEHOLDS

3,871

### AVERAGE HOUSEHOLD INCOME

\$84,047

### MEDIAN HOUSEHOLD INCOME

\$70,665

### COLLEGE GRADUATES (Bachelor's +)

1,549 - 19.6%

### TOTAL BUSINESSES

296

### TOTAL EMPLOYEES

1,373

### DAYTIME POPULATION (w/ 16 yr +)

5,304

## 3 MILE RADIUS

### POPULATION

56,687

### HOUSEHOLDS

18,697

### AVERAGE HOUSEHOLD INCOME

\$105,759

### MEDIAN HOUSEHOLD INCOME

\$85,308

### COLLEGE GRADUATES (Bachelor's +)

8,221 - 21.9%

### TOTAL BUSINESSES

1,577

### TOTAL EMPLOYEES

11,258

### DAYTIME POPULATION (w/ 16 yr +)

28,625

## 5 MILE RADIUS

### POPULATION

88,974

### HOUSEHOLDS

29,593

### AVERAGE HOUSEHOLD INCOME

\$110,215

### MEDIAN HOUSEHOLD INCOME

\$89,034

### COLLEGE GRADUATES (Bachelor's +)

14,719 - 24.7%

### TOTAL BUSINESSES

2,487

### TOTAL EMPLOYEES

26,162

### DAYTIME POPULATION (w/ 16 yr +)

54,167

# AREA DEMOGRAPHICS

