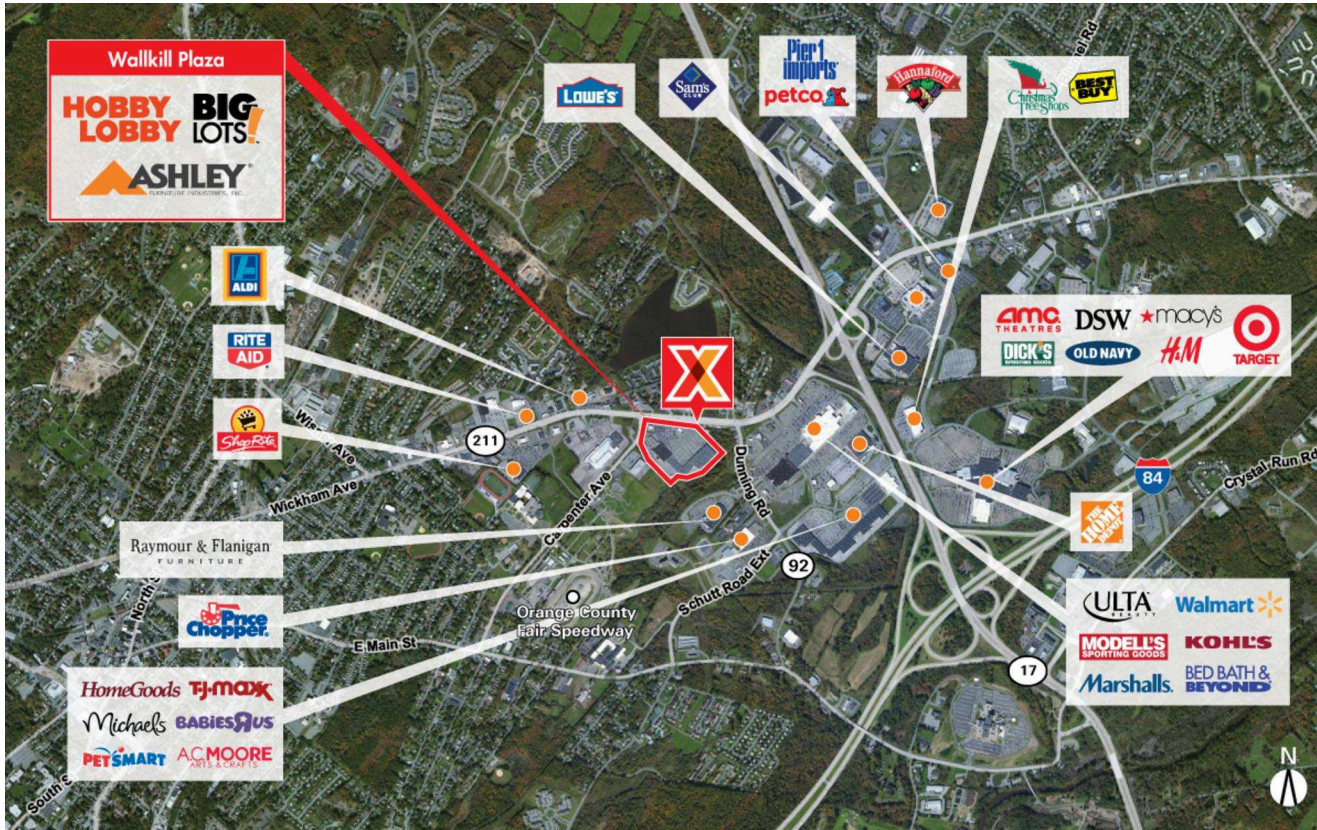


New York-Newark-Jersey City, NY-NJ-PA

WALKKILL PLAZA

41.455700, -74.387400
400 Route 211 East and Carpenter Avenue | Middletown, NY 10940



CENTER SIZE: 209,910 SF



DEMOGRAPHICS	3 MILE	5 MILE	10 MILE
👤	47,213	64,741	126,736
🏠	16,983	23,329	44,283
💰	\$72,421	\$77,712	\$88,251

Strong lineup of national retailers including Big Lots, Hobby Lobby, Ashley Furniture, Jenny Craig, Papa John's, Boston Market & Texas Roadhouse

Commercial real estate located in Orange County, one of fastest growing counties in the state, on Rte 211 with visibility from 29,000+ VPD and easy access to I-84

Center benefits from a booming healthcare industry in Middletown, with close proximity to two large medical facilities: Orange Regional Medical Center and Crystal Run Healthcare

Surrounded by a trade area that is home to 4 top rated colleges and universities with a combined enrollment of 16,000+ students

Close proximity to Galleria at Crystal Run, anchored by Macy's, JCPenney, Sears, Target & Dick's Sporting Goods

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AVAILABLE SPACE

02B	3,360 SF
11	3,000 SF
16	1,050 SF
21	1,400 SF
22	1,200 SF

CURRENT RETAILERS

FS1	Boston Market	3,060 SF
FS2	Texas Roadhouse	6,160 SF
01A	Ashley Furniture	26,795 SF
01B	Hobby Lobby	56,491 SF
02A	Mr. Sushi & Grill	5,000 SF
03	Foeller Men's Shop	2,750 SF
04	Citi Trends	16,433 SF
06	Laptop Shack	2,067 SF
7/8/ 8A/9	David's Bridal	10,450 SF
09A	Miracle Ear	1,500 SF
10	Main Street Comics	3,000 SF
12	Integrated Health & Physical Therapy	2,283 SF
13	Lumber Liquidators	6,994 SF
14	Big Lots	46,800 SF
15	Fuentes Wood Fire Pizza & Italian Restaurant	2,567 SF
17	United Check Cashing	1,050 SF
19	Top Nails	2,100 SF
20	Smoker's Choice	1,400 SF
23	GameStop	1,200 SF
24	Cricket	1,800 SF

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