

**Sale or Lease**

**Retail**



**Property Information**

**306 Main Street, Hempstead, NY 11550**

<b>Min Available SF:</b>	2,000	<b>Sewers:</b>	Yes	<b>Fuel:</b>	Gas
<b>Max Available SF:</b>	7,000	<b>Possession:</b>	Immediate	<b>Power:</b>	400
<b>Gross Building Area:</b>	7,000	<b>Lot Size (Acres):</b>	0.29	<b>Drive Ins:</b>	1
<b>Sale Price:</b>	\$2,950,000	<b>Parking:</b>	50	<b>Ceiling Hgt:</b>	12
<b>Price PSF:</b>	\$421.43	<b>Year Built:</b>	2017		
<b>Lease Rate PSF:</b>	\$22.00	<b>Stories:</b>	1		
<b>Lease Type:</b>	Net				
<b>RE Taxes PSF:</b>	\$6.00				

Great Retail location in one of the fastest growing area on Long Island with tremendous opportunity within the Hempstead Downtown Revitalization Plan.

Across the Street from new Development Metro 303, Luxury Apartment Complex.

2 Minutes from Garden City Railroad Station.

Perfect for Urgent Care, Restaurant, mini supermarket, deli, fast food, etc. or any other retail use with 70' of incredible frontage on Main Street. Set up for potential by three divisions, including separate meters.

**Contact:** Marko Glavadanovic

Associate

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**Coldwell Banker Commercial Island Corporate Services**  
1601 Veterans Memorial Highway, Ste 420  
Islandia, NY 11749

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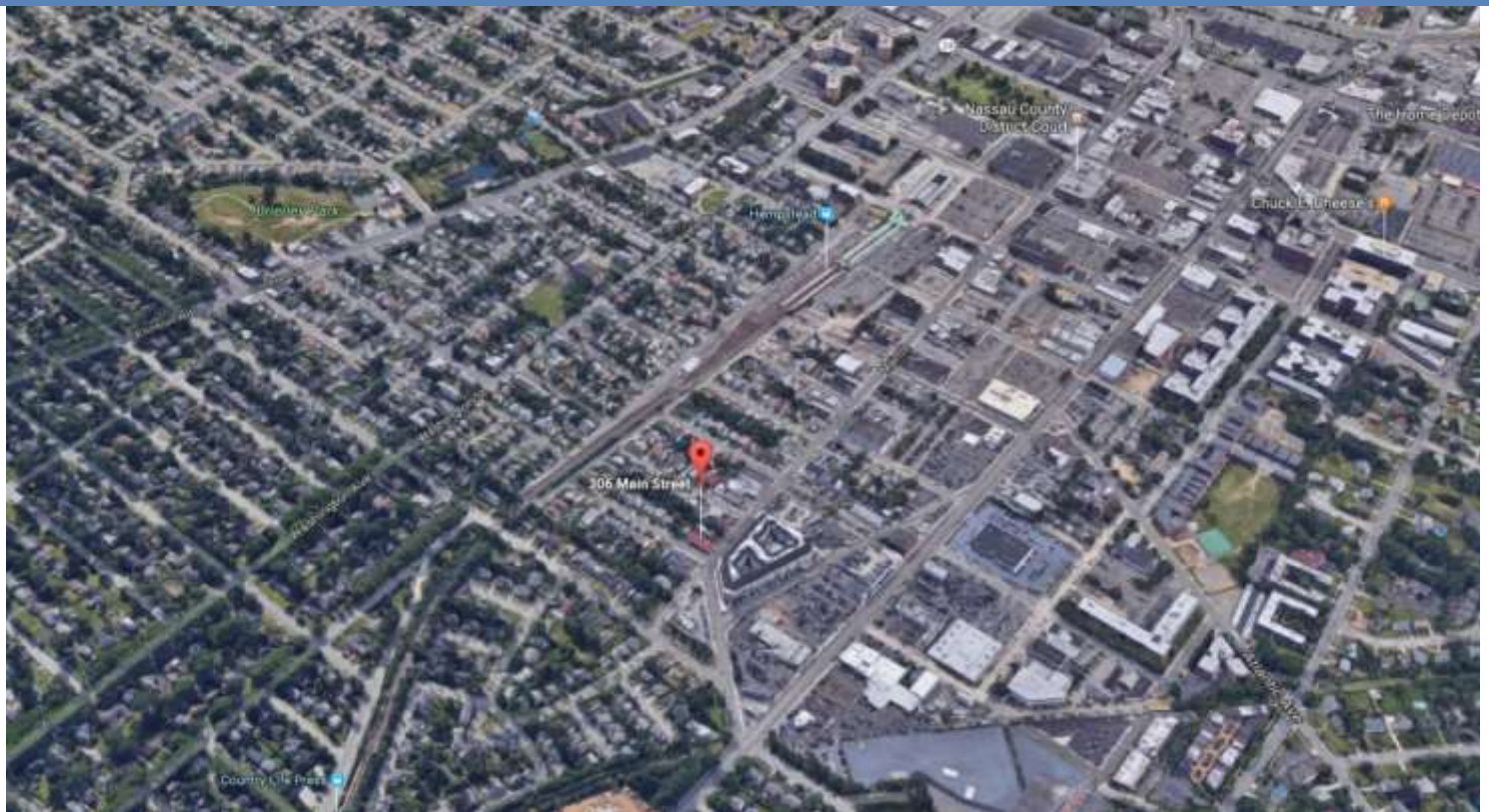
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