

REDEVELOPMENT OPPORTUNITY

WHITESTONE SHOPPING CENTER

153-17 CROSS ISLAND PARKWAY | WHITESTONE, NY 11357

BUILDING B
PROPOSED RENDERING



BUILDING C
PROPOSED RENDERING



SCHUCKMAN
REALTY INC.

12 E. 49TH STREET, SUITE 10-107 / NEW YORK, NY 10017
1983 MARCUS AVENUE, SUITE 102 / LAKE SUCCESS, NY 11042

WWW.SCHUCKMANREALTY.COM

P. 516.496.8888

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ADDRESS: 153-17 CROSS ISLAND PARKWAY
WHITESTONE, NY 11357

SIZE: ALL DIVISIONS CONSIDERED

PARKING: PROPOSED 862 SPACES

CURRENT GLA: ±120,000SF

PROPOSED GLA: ±100,000SF EXPANSION

TOTAL PROPOSED GLA: ±220,000 SF

ASKING: UPON REQUEST

COMMENTS:

- REDEVELOPMENT AND REMERCHANDISING OPPORTUNITY IN A STRONG EXISTING NEIGHBORHOOD CENTER - SERVING WHITESTONE, BAY TERRACE AND BAYSIDE.
- ANCHOR AND JUNIOR ANCHOR POSITIONS AVAILABLE IN VARIOUS CONFIGURATIONS.
- GEOGRAPHICALLY CAPTIVE AUDIENCE WITH EXCEPTIONAL DEMOGRAPHICS.
- VISIBILITY & ACCESS FROM CROSS ISLAND PARKWAY WITH OVER 100K VEHICLES PER DAY.

DEMOGRAPHICS:	1 MILE	2 MILES	3 MILES
POPULATION	40,619	167,224	333,869
HOUSEHOLDS	15,551	62,373	119,448
AVG. HOUSEHOLD INCOME	\$100,600	\$86,565	\$81,772

BUILDING B PROPOSED RENDERING



BUILDING C PROPOSED RENDERING



PYLON RENDERING

TENANTS:



CONTACT EXCLUSIVE BROKERS FOR DETAILS:

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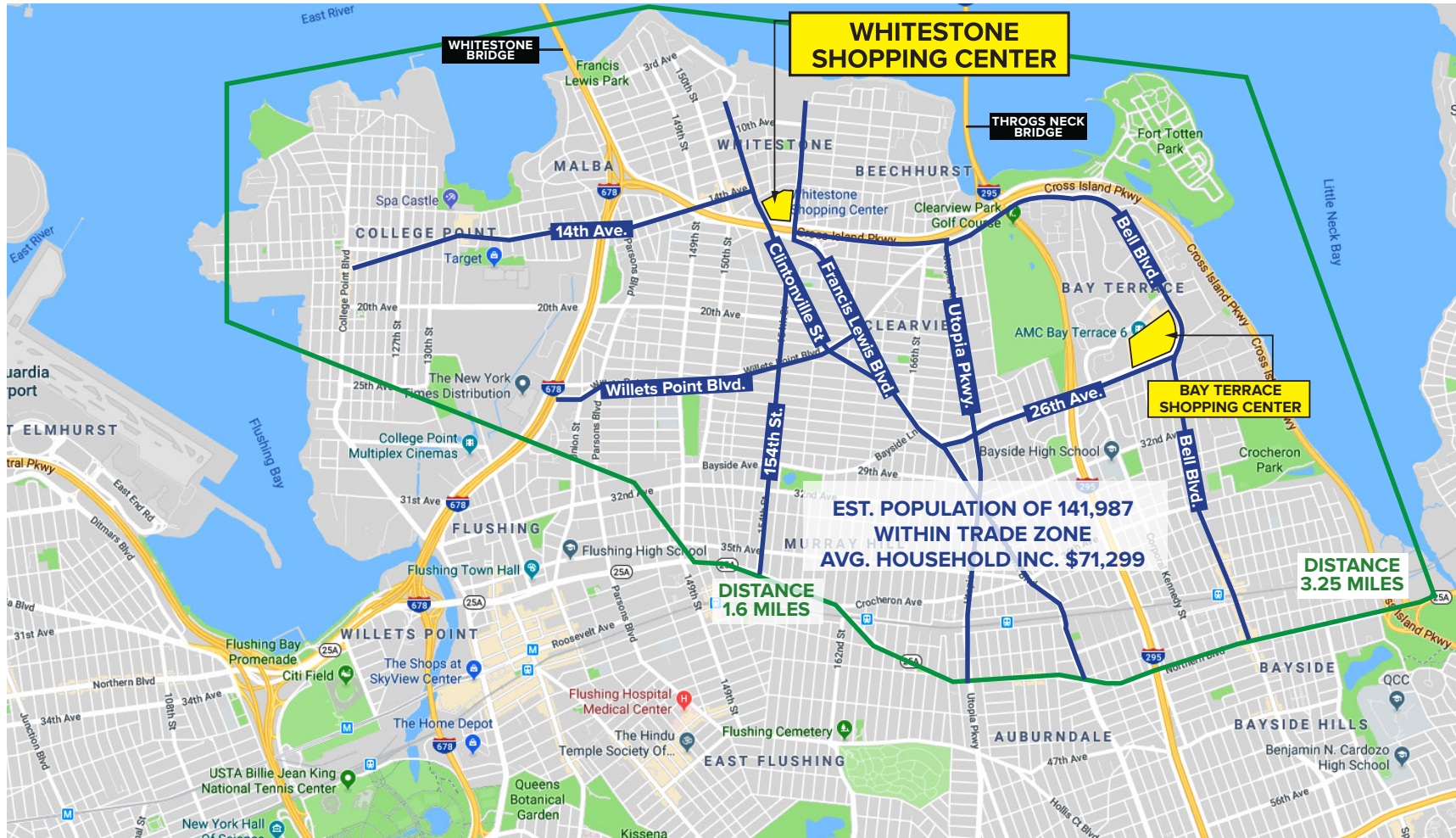
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Main Roads Used Within Primary Trade Area (w/o Cross Island Parkway or Clearview Expressway)



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RENDERINGS OF PROPOSED REDEVELOPMENT



RENDERING OF PROPOSED
BUILDING C REDEVELOPMENT
REAR VIEW



RENDERING OF PROPOSED
BUILDING C REDEVELOPMENT FRONT VIEW

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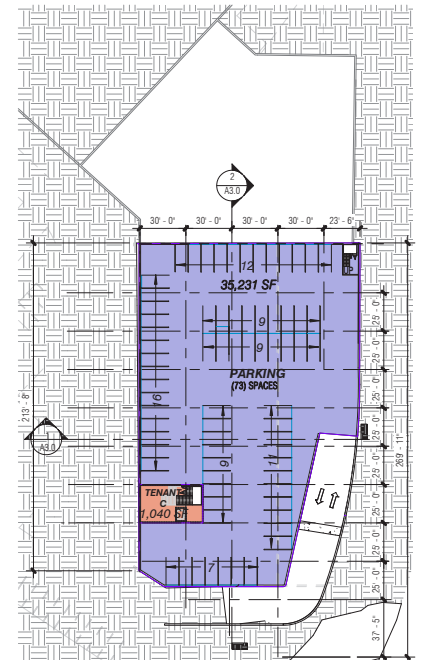
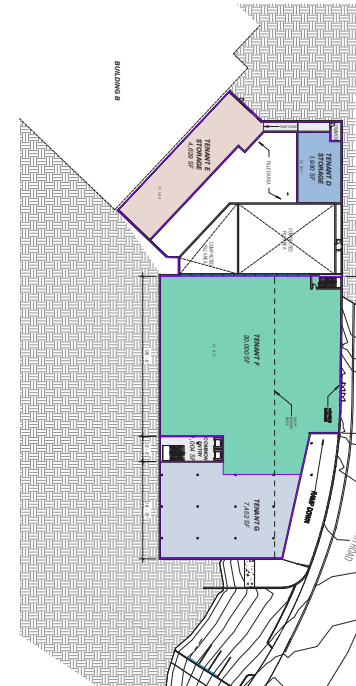
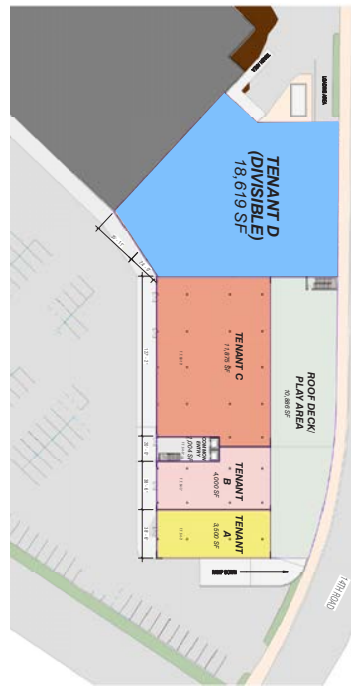
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AREA OF DETAIL BELOW

PHASE 1
COMING 2020



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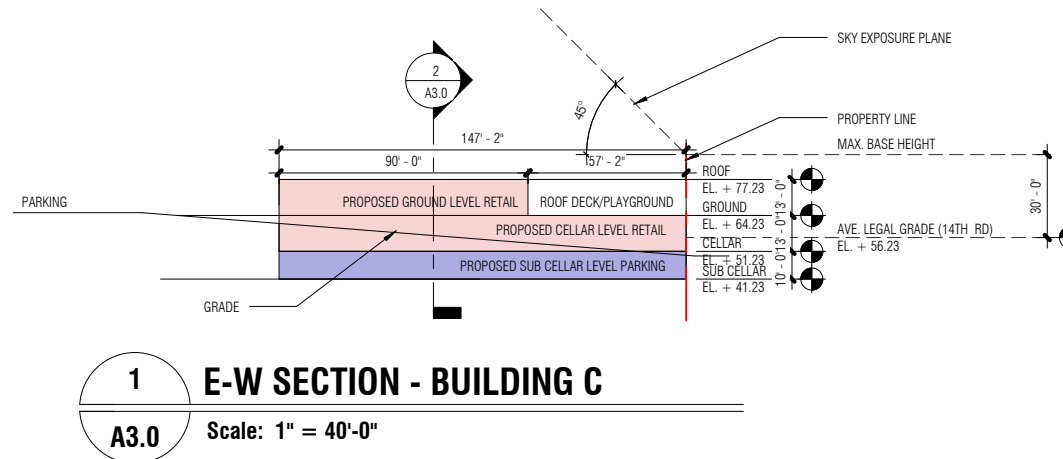
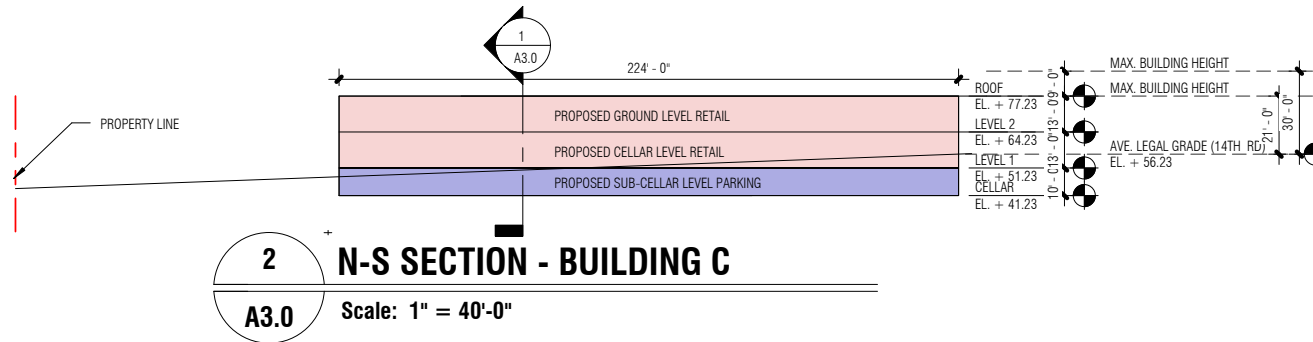
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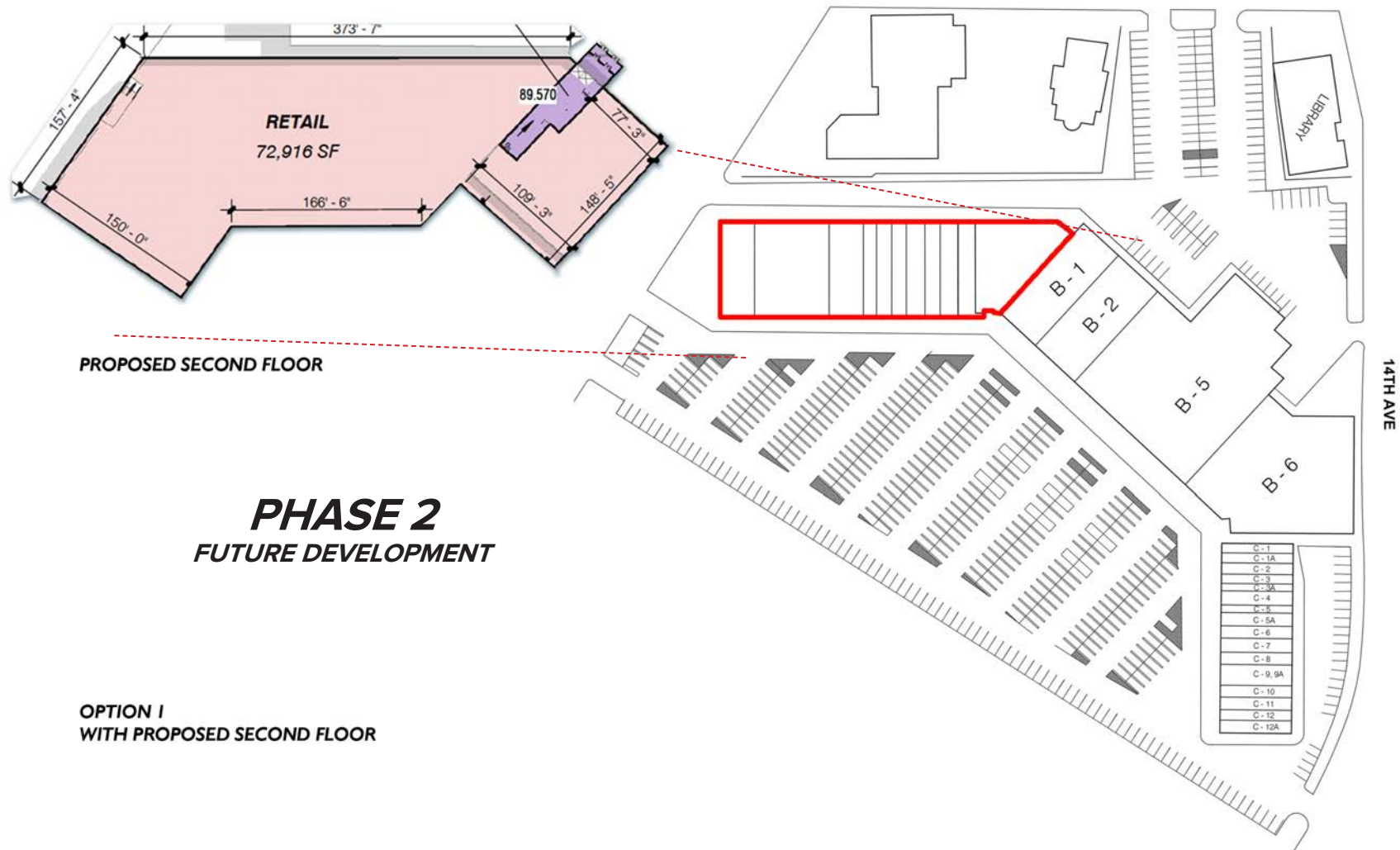
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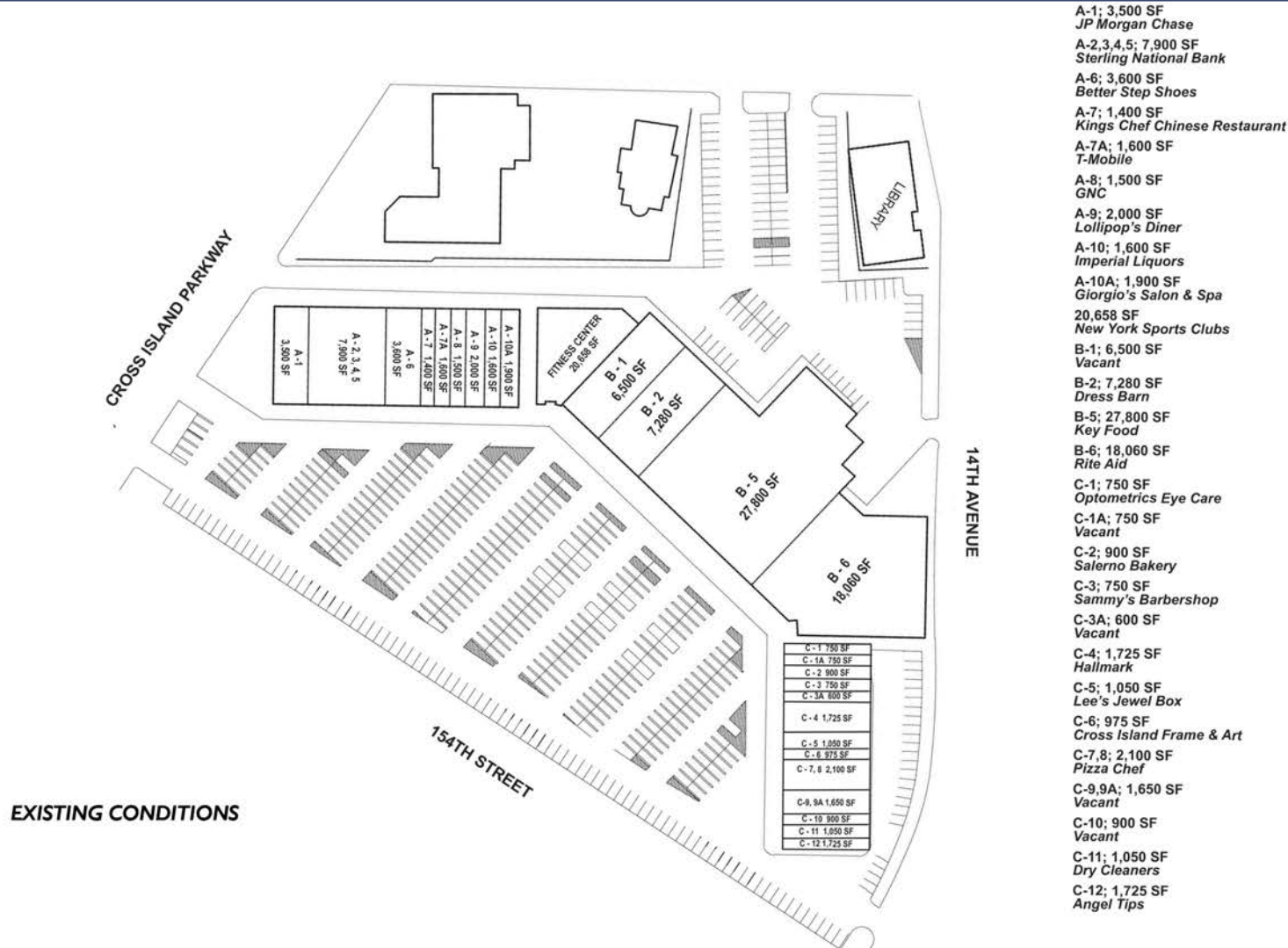
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A-1; 3,500 SF
JP Morgan Chase

A-2,3,4,5; 7,900 SF
Sterling National Bank

A-6; 3,600 SF
Better Step Shoes

A-7; 1,400 SF
Kings Chef Chinese Restaurant

A-7A; 1,600 SF
T-Mobile

A-8; 1,500 SF
GNC

A-9; 2,000 SF
Lollipop's Diner

A-10; 1,600 SF
Imperial Liquors

A-10A; 1,900 SF
Giorgio's Salon & Spa

20,658 SF
New York Sports Clubs

B-1; 6,500 SF
Vacant

B-2; 7,280 SF
Dress Barn

B-5; 27,800 SF
Key Food

B-6; 18,060 SF
Rite Aid

C-1; 750 SF
Optometrics Eye Care

C-1A; 750 SF
Vacant

C-2; 900 SF
Salerno Bakery

C-3; 750 SF
Sammy's Barbershop

C-3A; 600 SF
Vacant

C-4; 1,725 SF
Hallmark

C-5; 1,050 SF
Lee's Jewel Box

C-6; 975 SF
Cross Island Frame & Art

C-7,8; 2,100 SF
Pizza Chef

C-9,9A; 1,650 SF
Vacant

C-10; 900 SF
Vacant

C-11; 1,050 SF
Dry Cleaners

C-12; 1,725 SF
Angel Tips

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