

LANDMARK SQUARE

NYS ROUTE 9 & OLD ROUTE 146
HALFMOON | NEW YORK



15A CENTURY HILL DRIVE
LATHAM | NY 12110
518.785.8200
WWW.DARTCO.COM

SHANNON OLDER
518.785.8200 EXT. 1
SOLDER@DARTCO.COM

ALISON BURNSIDE
518.785.8200 EXT. 3
ABURNSIDE@DARTCO.COM

NOW LEASING PHASE I
Up to 13,800 SF Available

Site Overview

New development opportunity located in the Towns of Halfmoon and Clifton Park.

Excellent opportunity for restaurant pads, banks, daily needs, and services.

Total site acreage is +/- 24 acres with 1,073' frontage on route 9.

Pylon signage available.

Accessible from both Route 9 and Old Route 146.

About the Market

The Town of Halfmoon's population has increased by 14.2% since 2010. It is the second-fastest growing Town in the state based on percentage growth.

Over 3,000 housing units approved and built in recent years.

2,404 residential building permits were granted in the town of Halfmoon since 2008.

Over 2,100,000 SF of retail within two miles.

Clifton Park is the 26th largest community in New York. The town has a population of 40,772 people and eight constituent neighborhoods.

Unemployment in Clifton Park is 1.1%, with over 85% of the workforce employed in white collar jobs.

Demographics

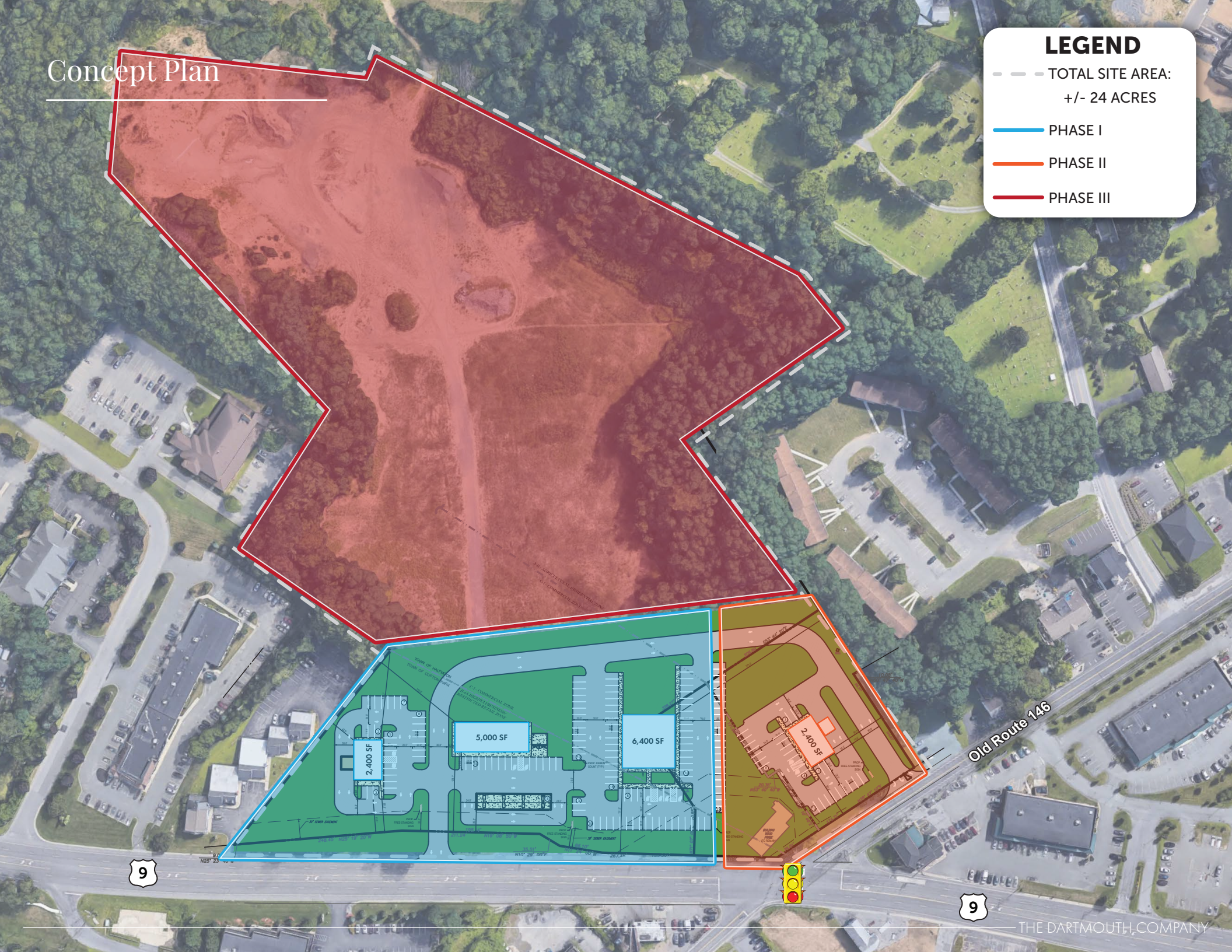
	1 Mile	3 Miles	5 Miles
Population	5,202	36,651	69,409
Daytime Population	10,706	38,882	60,099
Households	2,449	14,943	28,158
Med. HH Income	\$63,734	\$95,955	\$97,234



Concept Plan

LEGEND

- TOTAL SITE AREA:
+/- 24 ACRES
- PHASE I
- PHASE II
- PHASE III



9

9



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