

# INDEPENDENCE PLAZA | SUFFOLK, NY

MIDDLE COUNTRY ROAD & BOYLE ROAD | SELDEN, NY 11784

Target and Home Depot anchored shopping center



CONTACT EXCLUSIVE BROKERS FOR DETAILS:

**JESSICA VILMENAY**

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**KENNETH SCHUCKMAN**

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**516-496-8888**

**VIEW ALL PROPERTIES**

12 E. 49TH STREET, SUITE 10-107 / NEW YORK, NY 10017  
120 N. VILLAGE AVENUE / ROCKVILLE CENTRE, NY 11570

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## PROPERTY INFORMATION:

**SIZE:** 2,800 SF, 7,280 SF  
2,560 SF (PROPOSED PAD SITE)

**ASKING RENT:** UPON REQUEST

**POSSESSION:** IMMEDIATE

## COMMENTS:

- BUSY HOME DEPOT ANCHORED SHOPPING CENTER
- STRONG DEMOGRAPHICS
- BUSY RETAIL CORRIDOR WITH OVER 39,000 VPD ON MIDDLE COUNTRY ROAD

## JOIN:



DEMOGRAPHICS:	1 MILE	3 MILES	5 MILES
POPULATION	15,084	104,567	248,954
HOUSEHOLDS	4,750	34,355	82,217
AVERAGE HH INCOME	\$105,903	\$114,481	\$119,766

...and more

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2		11,000
3		3,000
4		1,000
5		14,673
6		3,020
7		52,250
8		4,930
9		1,424
10	AVAILABLE	2,800

11	CardSmart	2,975
12	CustomEyes	1,275
13	Strathmore Bagel	1,360
14		4,080
15	Ace Liquors	1,700
16	KS	8,775
17	Sport Clips	1,445
18		1,318
19		1,360

20	Glam & Glow	1,360
21		1,190
22	Evian Nail Spa	3,315
23		1,275
24	Main City Chinese	1,105
25	Available	7,280
26		102,220

