

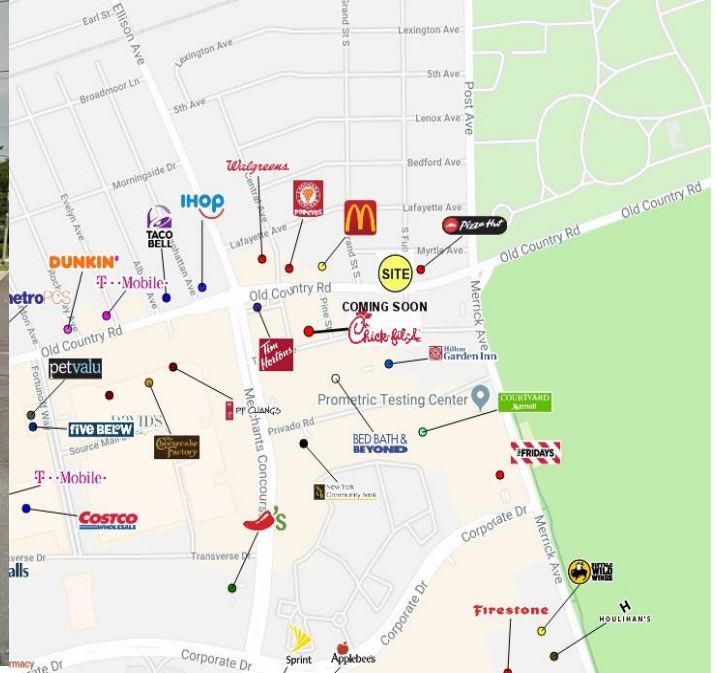
# AVAILABLE

## 49 OLD COUNTRY ROAD, WESTBURY, NY 11590

STREET VIEW



RETAILER MAP



### CONTACT:

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### BUILDING SPECIFICATIONS

- LOT APPROX. 12,900 SQ. FT.
- BLDG UP TO 5,000 SQ. FT. (MAY DIVIDE)
- ASKING RENT UPON REQUEST
- TAXES \$52,000
- OWNER WILL CONSIDER GROUND LEASE
- 19 PARKING SPACES IN REAR
- AREA RETAILERS INCLUDE NEW CHICK-FIL-A, WALGREENS, MCDONALD'S, POPEYES AND MANY OTHERS
- OLD COUNTRY ROAD – 39K VPD

### DEMOGRAPHICS

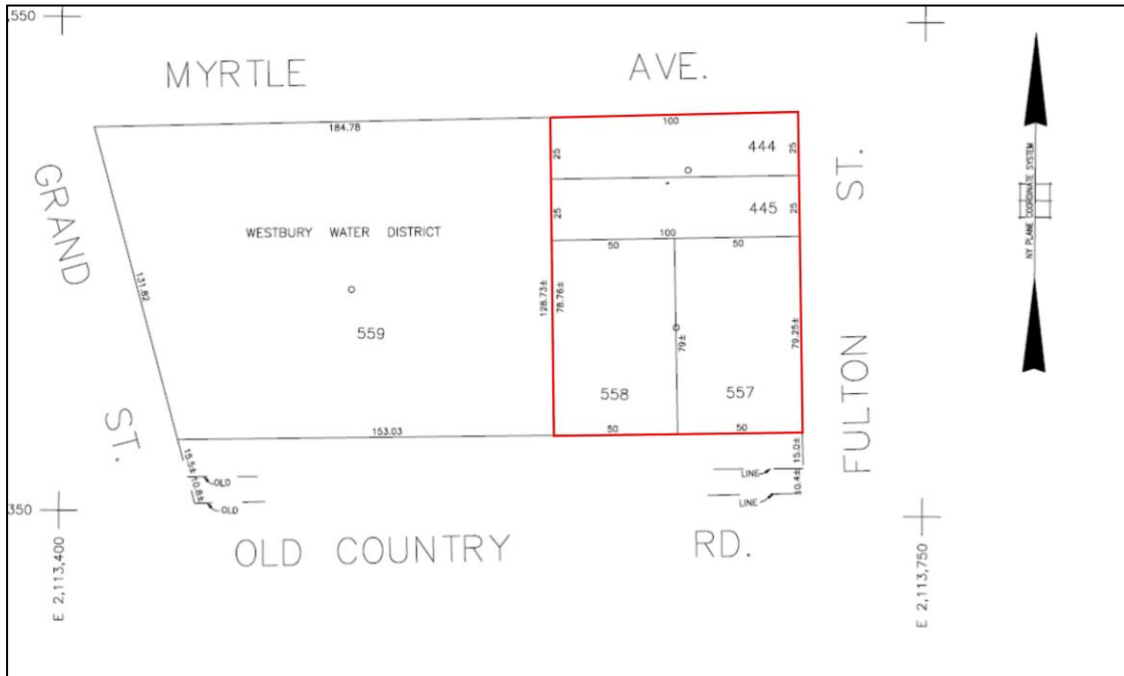
<u>Radius</u>	<u>1 Mile</u>	<u>2 Miles</u>	<u>3 Miles</u>
Population	17,091	51,107	150,454
# of Households	5,650	15,442	46,803
Avg. HH Income	\$132,228	\$144,990	\$140,005
Daytime Pop	14,888	60,287	131,664



April 24, 2019

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## TAX MAP/AERIAL VIEW



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