



Island Associates Real Estate Inc.

We create value

Bethpage Plaza 700 SF Retail Space 420 Wantagh Avenue. Bethpage, NY



Roger A. Delisle, Jr. CCIM
Roger@islandassociates.com



444 Rt. 111, Suite 1 Smithtown, NY 11787 (631) 982-2100

www.IslandAssociates.com

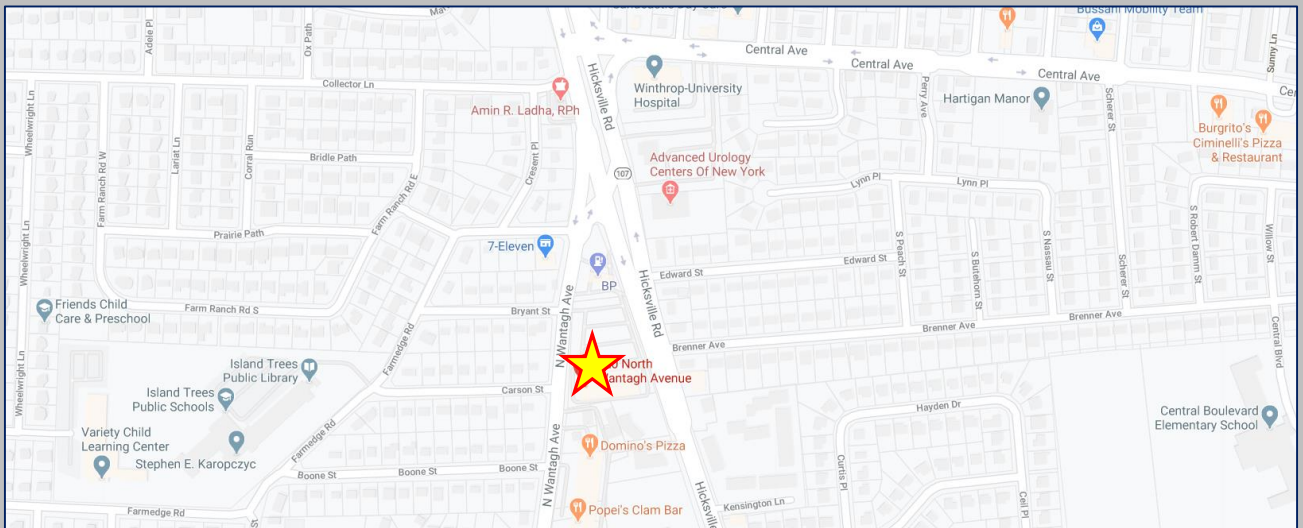
Property Information

700 SF Space Available in 14,229 SF Retail Building

Lease Price: \$20.00 SF / NNN

NNN: \$15.39 SF

Demographics	1 Mile	3 Miles	5 Miles
Total Population	20,416	167,615	122,011
Median HH Income	\$102,157	\$108,873	\$115,541



Space is located in highly visible, busy retail shopping center with access from both North Wantagh Ave & Hicksville Road.

❖ Site benefits from dual signage on both streets as well.

90' Frontage on Wantagh Ave. & 93' Frontage on Hicksville Rd.

❖ 160 parking spaces

❖ Site intersects both Wantagh Avenue & Route 107 at a traffic light.

❖ 21,470 Daily Traffic Counts on N Wantagh Ave. 31,420 on Hicksville Road.

All information is subject to errors, omissions, modification, and withdrawal.

Information is from sources deemed to be reliable but should not be relied upon without independent verification.

