

**FOR
LEASE**

596 COLUMBIA TPKE

EAST GREENBUSH, NEW YORK

HANNAFORD PLAZA



4,885 SF RETAIL SPACE

\$12.00 NNN PSF (\$4,885 / MONTH)

1,650 SF RETAIL SPACE

\$14.00 NNN PSF (\$1,925/ MONTH)

5,000 SF RETAIL SPACE (AVAILABLE APRIL 2023)

\$14.00 NNN PSF (\$5,833/ MONTH)

INCREDIBLE VISIBILITY AND EXPOSURE

OVER 26,000 CARS PASSING BY EVERY DAY

PLAZA INCLUDES NOTABLE TENANTS SUCH
AS HANNAFORD, CVS, STARBUCKS, AUTO
ZONE, AMONG OTHERS

FOR LEASE

NET CHARGES ARE ESTIMATED AT \$6.00 PSF

FOR MORE
INFORMATION
PLEASE
CONTACT

KYLE J. BRADLEY, CPA
NYS Licensed Real Estate Salesperson
(845) 325-1568 mobile
KBradley@CarrowRealEstate.com



Adding Value Through Professional Real Estate Services

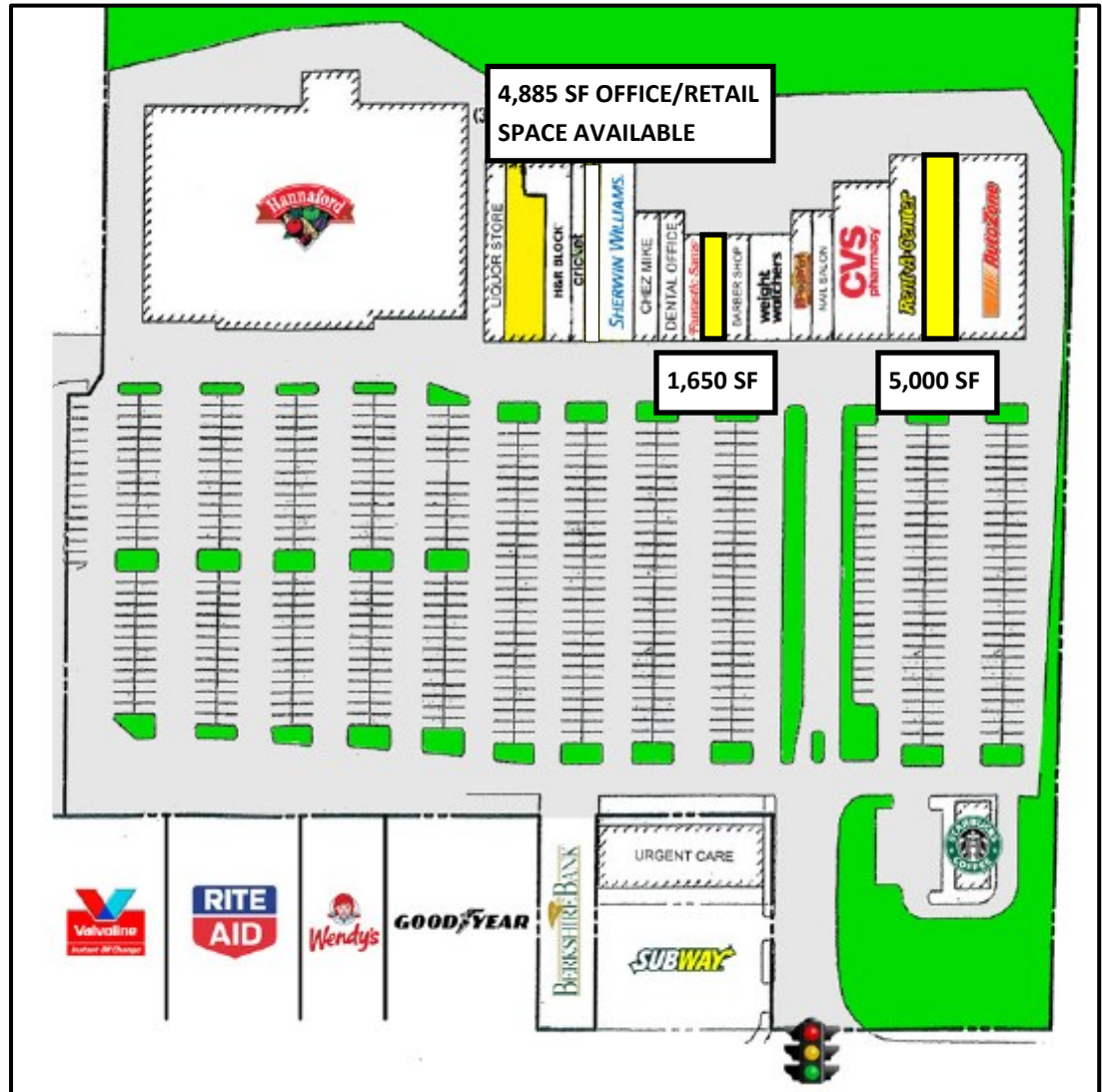
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SPACE
AVAILABILITY



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LOCATION



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PHOTOS



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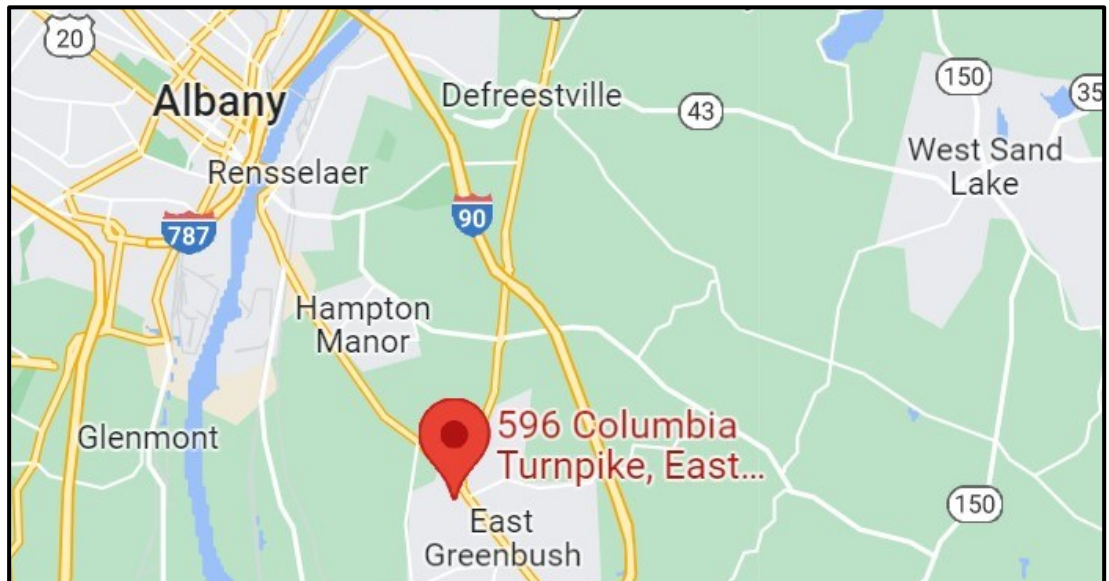
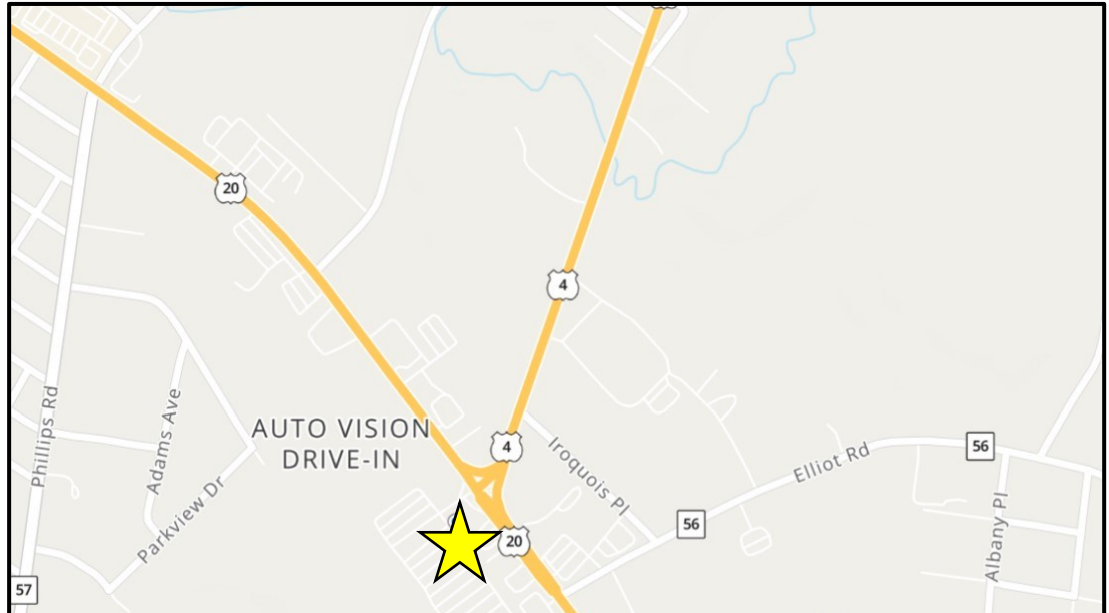
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DEMOGRAPHICS

Population

	2 mile	5 mile	10 mile
2010 Population	12,287	68,917	292,192
2022 Population	12,340	70,649	289,248

Households

	2 mile	5 mile	10 mile
2010 Households	5,095	29,968	120,553
2022 Households	5,120	30,808	119,372

Income

	2 mile	5 mile	10 mile
Avg Household Income	\$108,031	\$81,795	\$87,663
Median Household Income	\$92,468	\$60,331	\$67,696

Housing

	2 mile	5 mile	10 mile
Median Home Value	\$231,657	\$216,318	\$226,498
Median Year Built	1971	1953	1956

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