



FOR LEASE

800 E Boston Post Road 1,162 SF AVAILABLE

LISTING PRESENTATION | 800 EAST BOSTON POST ROAD | MAMARONECK, NY

Exclusively Listed by

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KW COMMERCIAL NEW YORK

760 White Plains Rd
Scarsdale, NY 10583

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Property Summary



Property Summary

Available SF:	1,162
Building Class:	B
Building Size:	4,200
Dock Doors:	1
Floors:	1
Frontage:	53'
HVAC:	Central
Lot Size:	0.26 Acres
Base Rent	3500.00
Parking:	12
Property Type:	Retail
Rentable Sq. Ft.:	1,162
Value of Land:	\$0
Year Built:	1954
Zoning:	C-1 General Commercial

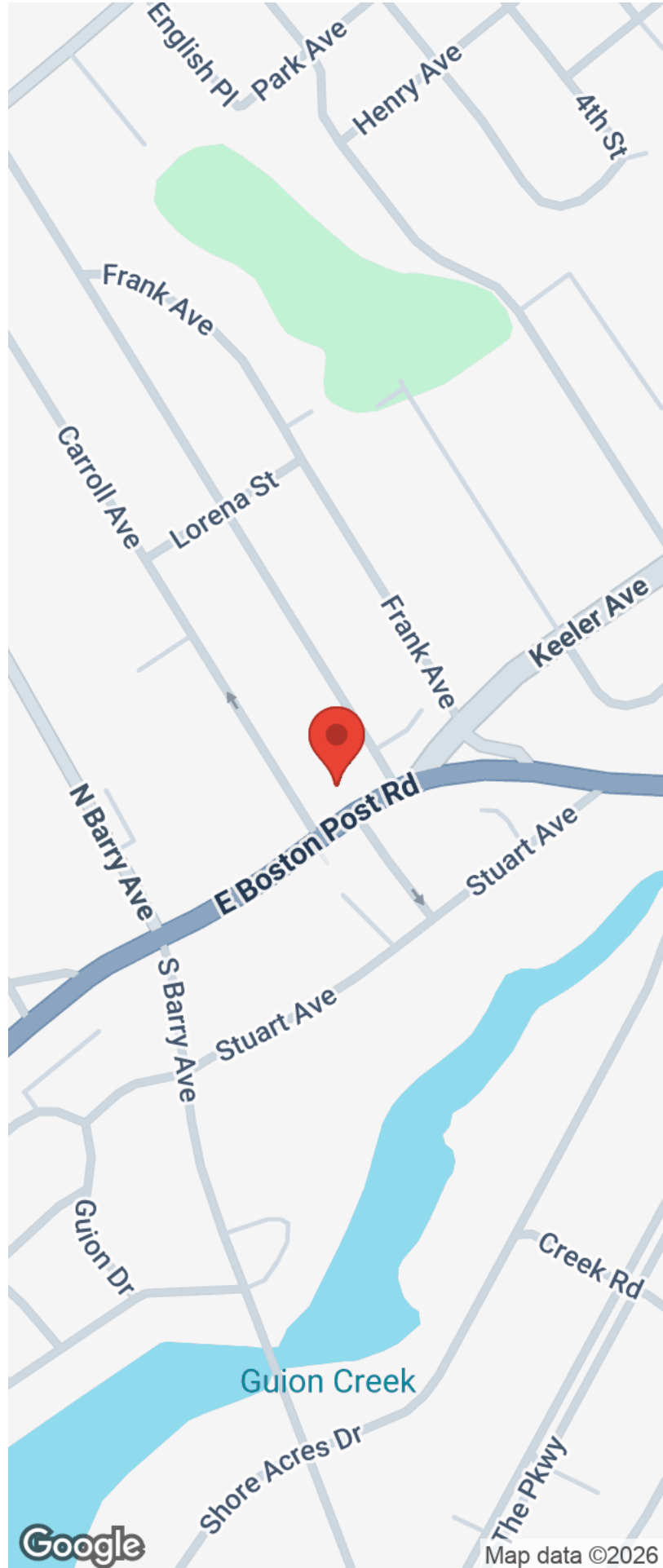
Property Overview

800 East Boston Post Road is a free standing one-story retail property with 1,162 SF main floor and 900 SF of usable lower level space offered for lease in Mamaroneck, NY. The building is +/- 4,200 SF on a 0.26± acre lot. This is a primary commercial corridor. Long term lease in place with Liquor Pantry store, the liquor store features extensive interior improvements and the property has strong street visibility, making it ideal for another profitable business opportunity.

Location Overview

Located on Route 1, the property sits in the Village of Mamaroneck providing convenient access to local traffic and surrounding residential neighborhoods. The area benefits from consistent daily activity, public transportation access, and proximity to major roadways connecting Mamaroneck with neighboring towns and greater Westchester County.

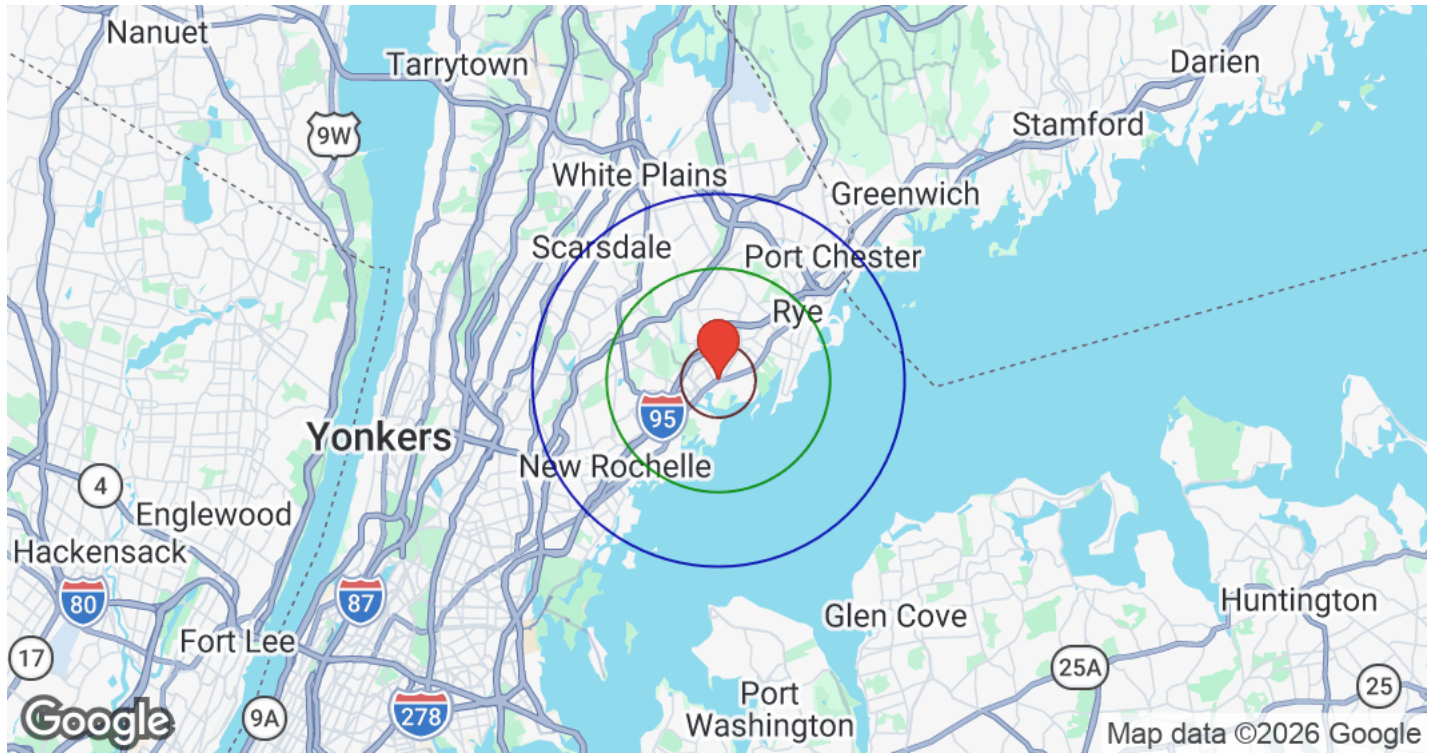
Location Maps



Aerial Map



Demographics



Legend: ○ 1Mile ○ 3Miles ○ 5Miles

Category	Sub-category	1 Mile	3 Miles	5 Miles
Population	Male	9,170	36,202	118,496
	Female	9,471	38,145	120,138
	Total Population	18,641	74,347	238,634
Race / Ethnicity	White	10,808	49,812	129,888
	Black	1,329	4,275	26,775
	Am In/AK Nat	4	15	95
	Hawaiian	2	7	24
	Hispanic	4,675	12,929	59,658
	Asian	1,450	5,769	17,349
	Multiracial	315	1,316	4,057
	Other	56	223	811
Housing	Total Units	7,361	28,240	90,730
	Occupied	7,024	26,824	86,131
	Owner Occupied	3,774	18,349	51,949
	Renter Occupied	3,250	8,475	34,182
	Vacant	337	1,415	4,599
Age	Ages 0 - 14	3,362	14,308	42,720
	Ages 15 - 24	2,195	8,584	30,928
	Ages 25 - 54	7,368	26,618	89,003
	Ages 55 - 64	2,452	9,948	30,763
	Ages 65+	3,265	14,888	45,221
Income	Median	\$134,342	\$173,573	\$145,563
	Under \$15k	585	1,755	5,958
	\$15k - \$25k	257	601	2,971
	\$25k - \$35k	219	849	3,394
	\$35k - \$50k	449	1,395	5,075
	\$50k - \$75k	583	1,676	6,832
	\$75k - \$100k	786	2,411	7,614
	\$100k - \$150k	990	3,428	12,252
	\$150k - \$200k	912	2,753	8,798
	Over \$200k	2,242	11,957	33,238

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This Text is Catchy Headline of the Property

BROKER OPINION OF VALUE | 6336 GREENWICH DRIVE | SAN DIEGO, CA

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