



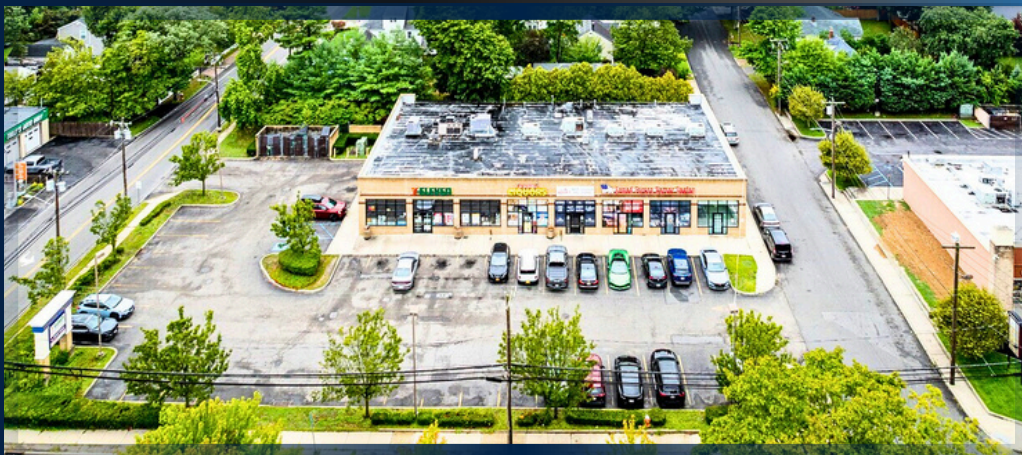
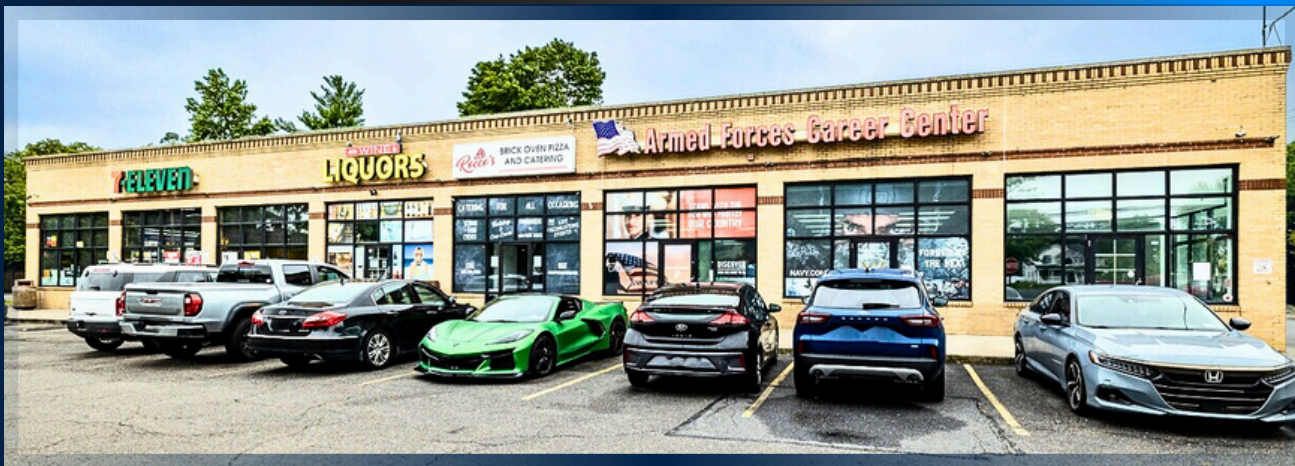
247 BROADWAY-GREENLAWN, HUNTINGTON, NY

FOR LEASE: ±1,100 SF CORNER RETAIL UNIT. \$38/SF NNN

Multi-Tenant Shopping Center. Anchored by 7-ELEVEN.

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FOR LEASE: ±1,100 SF CORNER RETAIL UNIT. MULTI-TENANT STRIP CENTER. \$38/SF NNN

Property Details:

- Corner unit with superior frontage and visibility
- Co-tenancy with 7-ELEVEN and multiple established retailers
- High-traffic Broadway corridor location
- Dense surrounding residential population
- Ample parking
- Strong Long Island North Shore trade area

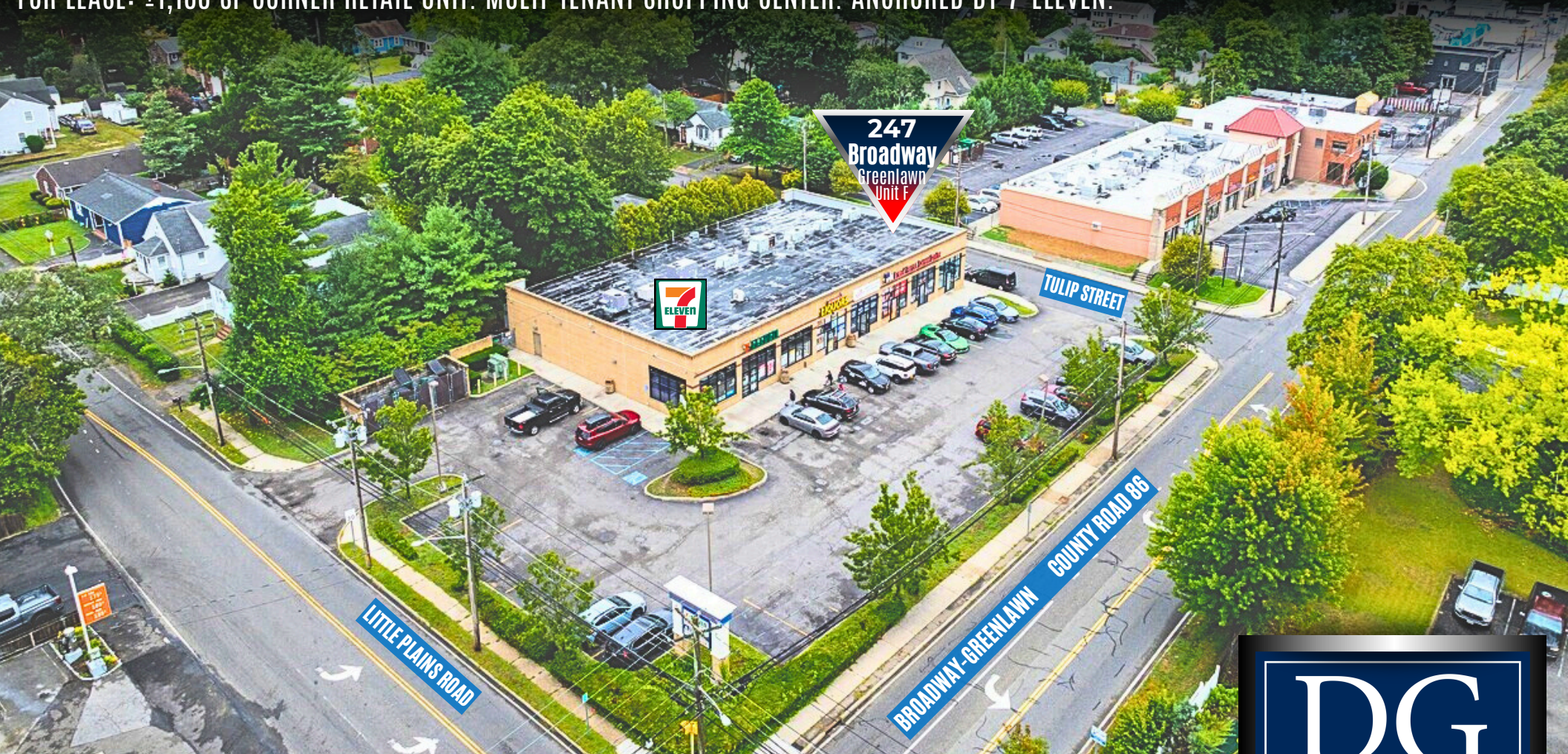
Exceptional corner retail opportunity in the heart of Greenlawn's primary commercial corridor. Unit F at 247 Broadway offers 1,100 square feet of prime inline retail space within a thriving multi-tenant shopping center anchored by 7-ELEVEN.

This corner unit delivers maximum visibility, dual-direction signage potential, and consistent foot traffic generated by the center's established tenant mix. Ideal for retail, food & beverage, personal services, or medical/professional use.

The property sits along Broadway, one of Greenlawn's most heavily traveled thoroughfares, surrounded by a dense residential population and strong daytime traffic counts – making this an outstanding location for businesses seeking immediate consumer access on Long Island's North Shore.

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For more information on this exclusive, contact:

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