



Richmond Preparatory  
Charter School

LOT LESS

FedEx  
Office

Diamond Braces

EUROPEAN  
WAX  
CENTER

QDOBA  
MEXICAN EATS

COLD STONE  
CREAMERY

AutoZone

2375  
Richmond Avenue

Richmond Avenue - 44,685 VPD

TRADER  
JOE'S

BOB'S  
DISCOUNT  
FURNITURE

Retro Fitness

PC  
RICHARD  
& SON  
APPLIANCES • ELECTRONICS • MATTRESSES

**Heartland Village Shopping Center**  
2375 Richmond Avenue | Staten Island  
4,005 SF | Retail Pad Site Available

**RIPCO**  
RETAIL LEASING

# Space Details



## General

Location	Floor	Size	Asking Rents
Pad Site on the Northeast Corner of Nome Avenue	Ground Floor	4,005 SF (Divisible)	Upon Request

## Space Details

Frontage	Status	Possession	Ceiling Heights
44+FT on Richmond Avenue 88+ FT on Nome Avenue	Former T-Mobile	Immediate	16 FT to the deck

## Co-Tenants

European Wax Center, Diamond Braces, QDOBA, Cold Stone Creamery, FedEx Office and AutoZone

## Neighbors

Trader Joe's, Bob's Discount Furniture, P.C. Richard & Son, Retro Fitness, Marshalls, DSW, and DICK'S Sporting Goods

## Comments

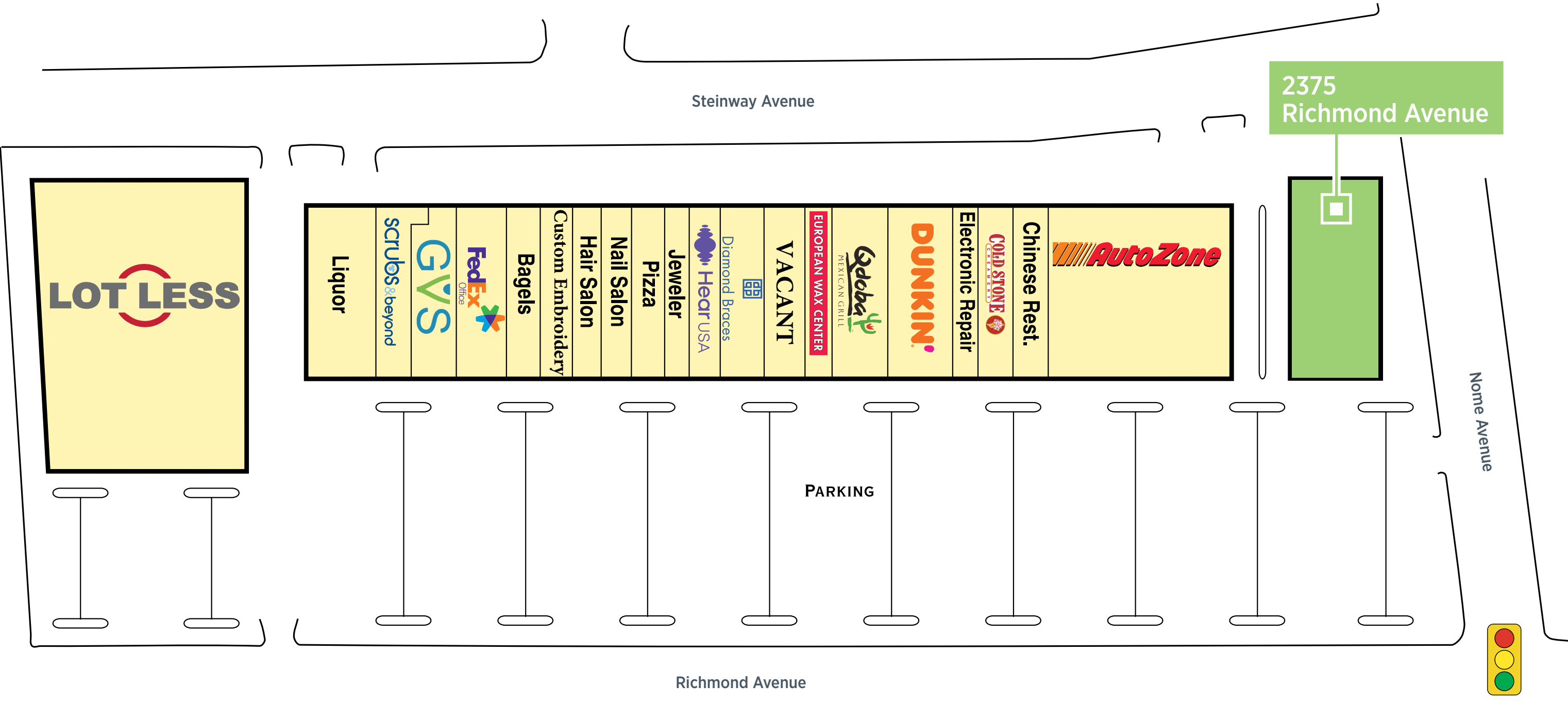
Freestanding Pad Site sharing the intersection with Trader Joe's  
 Approximately 250 parking spaces  
 Regional customer draw with over 48,000 cars per day, MTA Bus Stop on-site with multiple lines and in the immediate trade area surrounding Staten Island Mall

# Interior Photos





# Site Plan



# 2025 Demographics

## 1 Mile Radius

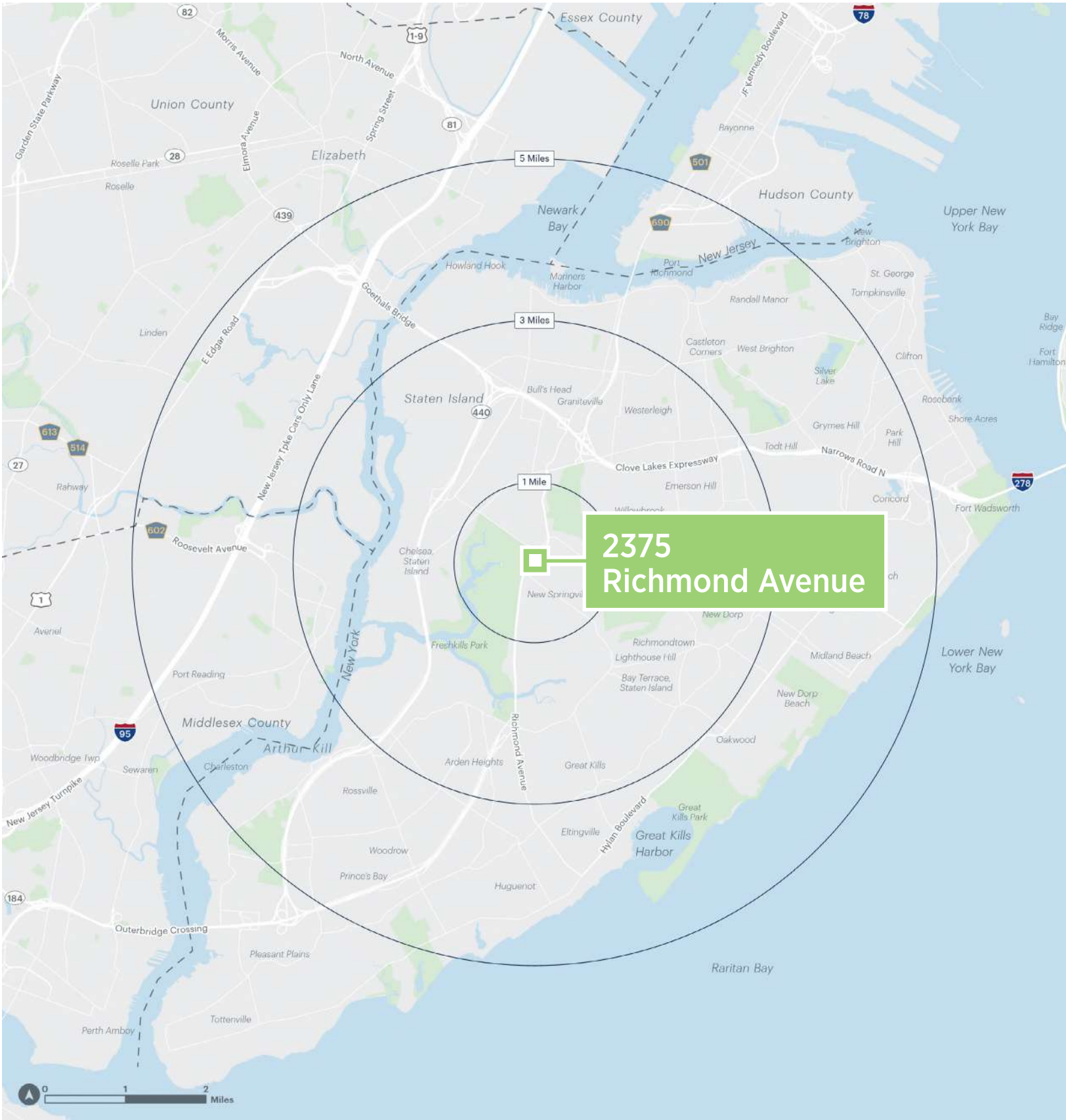
<b>Population</b> 27,102	<b>College Graduates (Bachelor's +)</b> 63.67%
<b>Households</b> 10,185	<b>Total Businesses</b> 505
<b>Average Household Income</b> \$129,587	<b>Total Employees</b> 7,200
<b>Median Household Income</b> \$103,940	<b>Daytime Population (w/ 16 yr +)</b> 21,738

## 3 Mile Radius

<b>Population</b> 187,360	<b>College Graduates (Bachelor's +)</b> 63.2%
<b>Households</b> 65,576	<b>Total Businesses</b> 4,089
<b>Average Household Income</b> \$133,340	<b>Total Employees</b> 57,900
<b>Median Household Income</b> \$109,315	<b>Daytime Population (w/ 16 yr +)</b> 159,311

## 5 Mile Radius

<b>Population</b> 511,296	<b>College Graduates (Bachelor's +)</b> 56.1%
<b>Households</b> 177,507	<b>Total Businesses</b> 11,124
<b>Average Household Income</b> \$124,847	<b>Total Employees</b> 152,232
<b>Median Household Income</b> \$98,717	<b>Daytime Population (w/ 16 yr +)</b> 429,319



2375  
Richmond Avenue

AVAILABLE AVAILABLE

**CONTACT EXCLUSIVE AGENT**

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Information is from sources deemed reliable, but the accuracy is not guaranteed. Square footage is approximate. Buyer must independently verify all information and assumes all risk for inaccuracies.