

Property For Lease

9B Bond Street

Great Neck, NY 11021



 **Douglas Elliman**
Commercial

 **THE ROZITA SOOMEKH TEAM**
at Douglas Elliman
Real Estate

For More Information:

Rozita Soomekh

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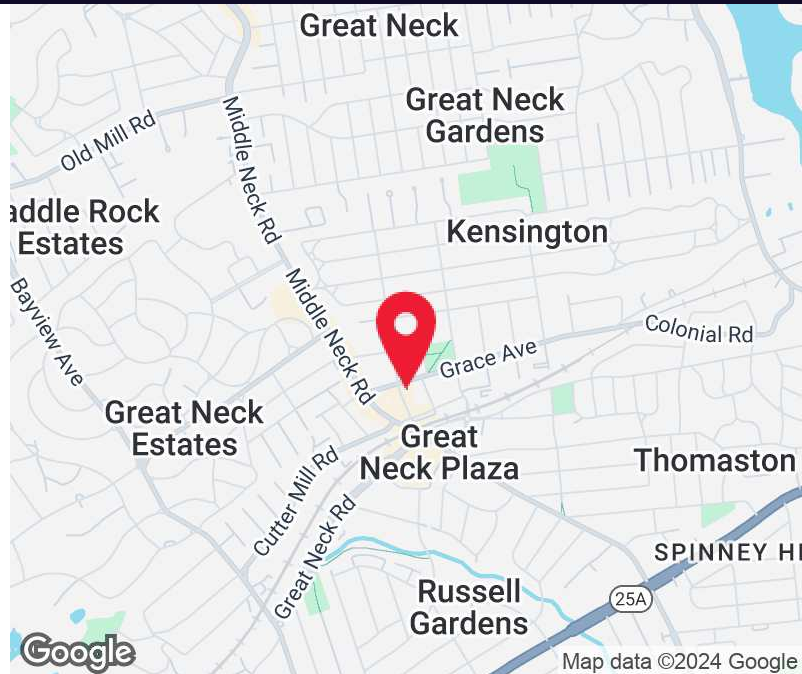
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Offering Summary

| | |
|----------------------|---------------------------|
| Lease Rate: | \$3,800.00 per month (MG) |
| Available SF: | 850 SF |

Property Overview

850 SF, \$ 3,800/ Monthly.

Conveniently situated, the space is close to municipal parking, retail outlets, banks, restaurants, the post office, and more. It also enjoys proximity to public transportation, including the LIRR (20 minutes to Manhattan) and bus services, ensuring a high volume of foot and car traffic.

Don't miss the opportunity to establish your presence in Great Neck's thriving commercial scene. Inquire about leasing this space today.

Property Highlights

- Located in-line with other retail
- Central Air and Heating
- Drop Ceilings
- Exposed Ceilings
- After Hours HVAC Available

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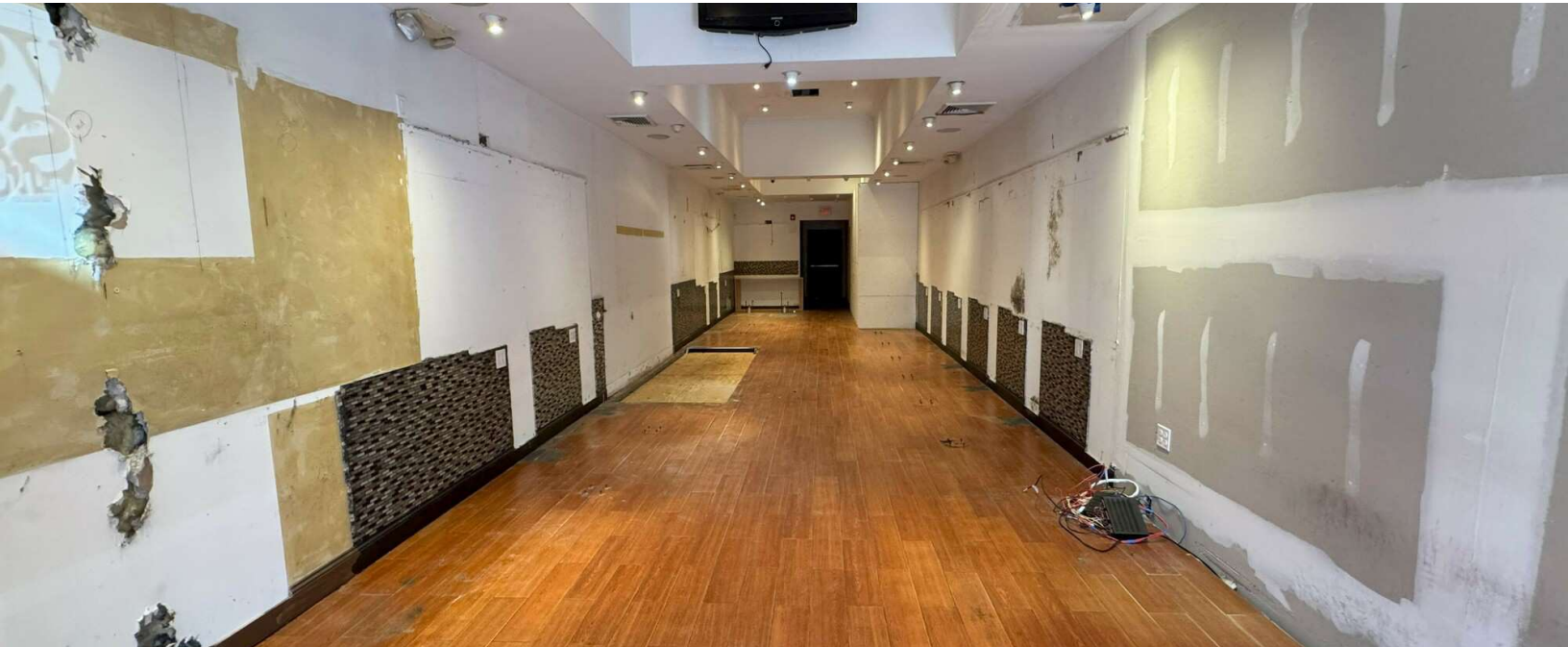
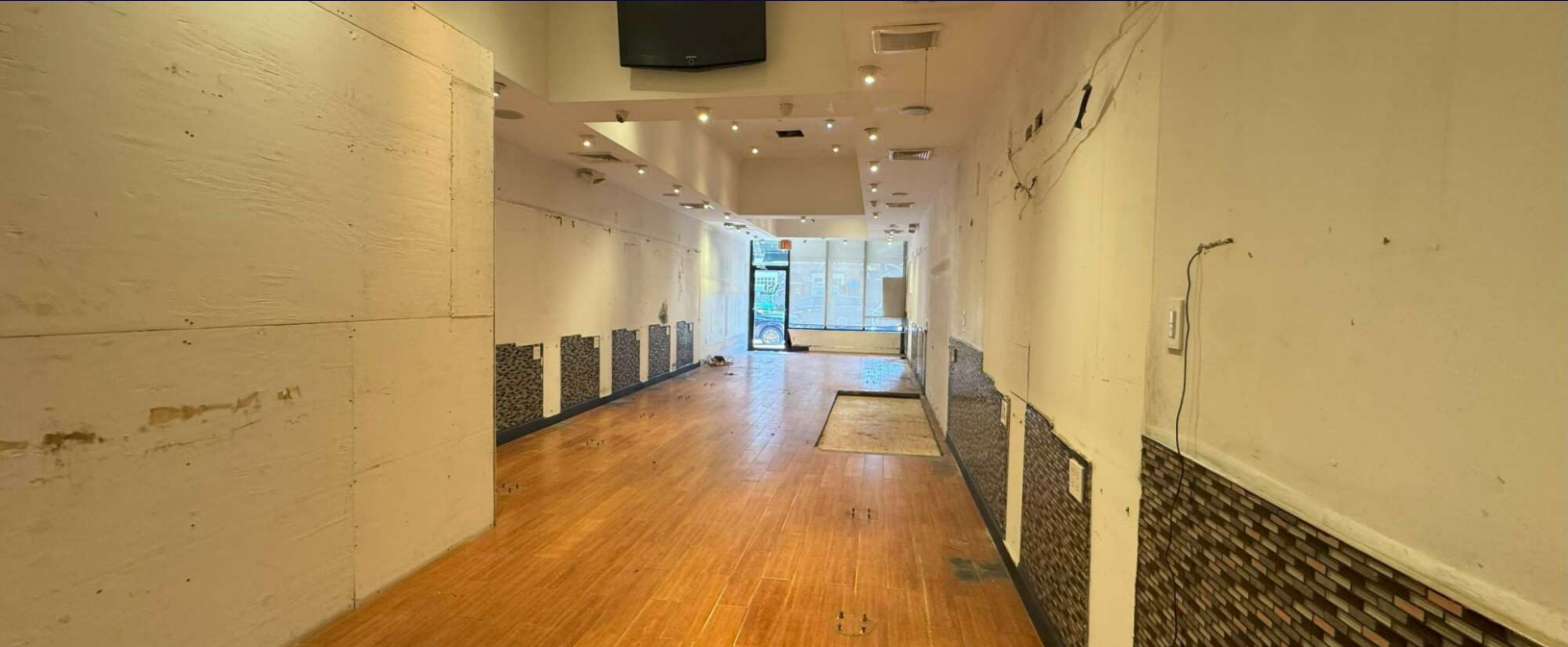


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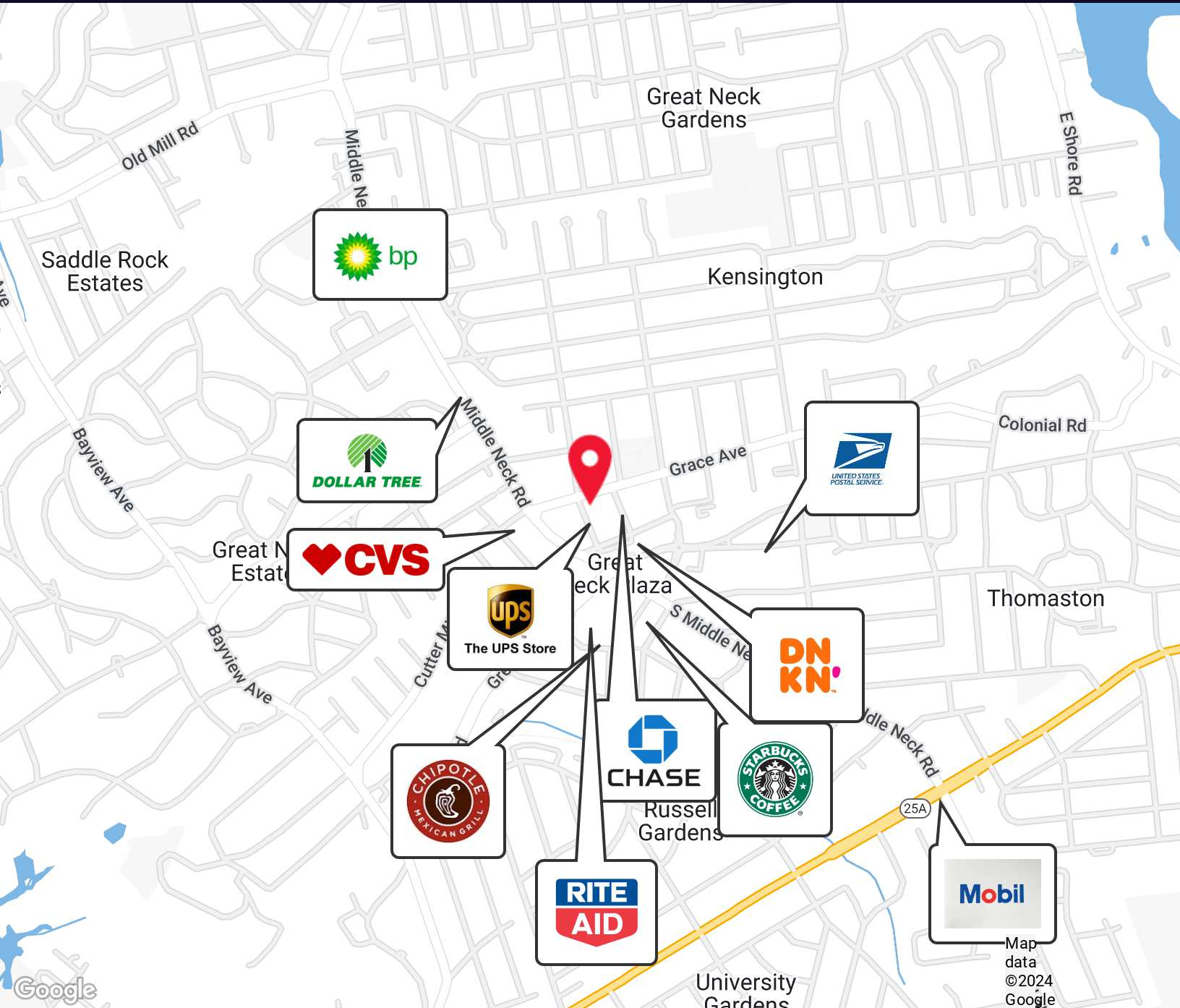
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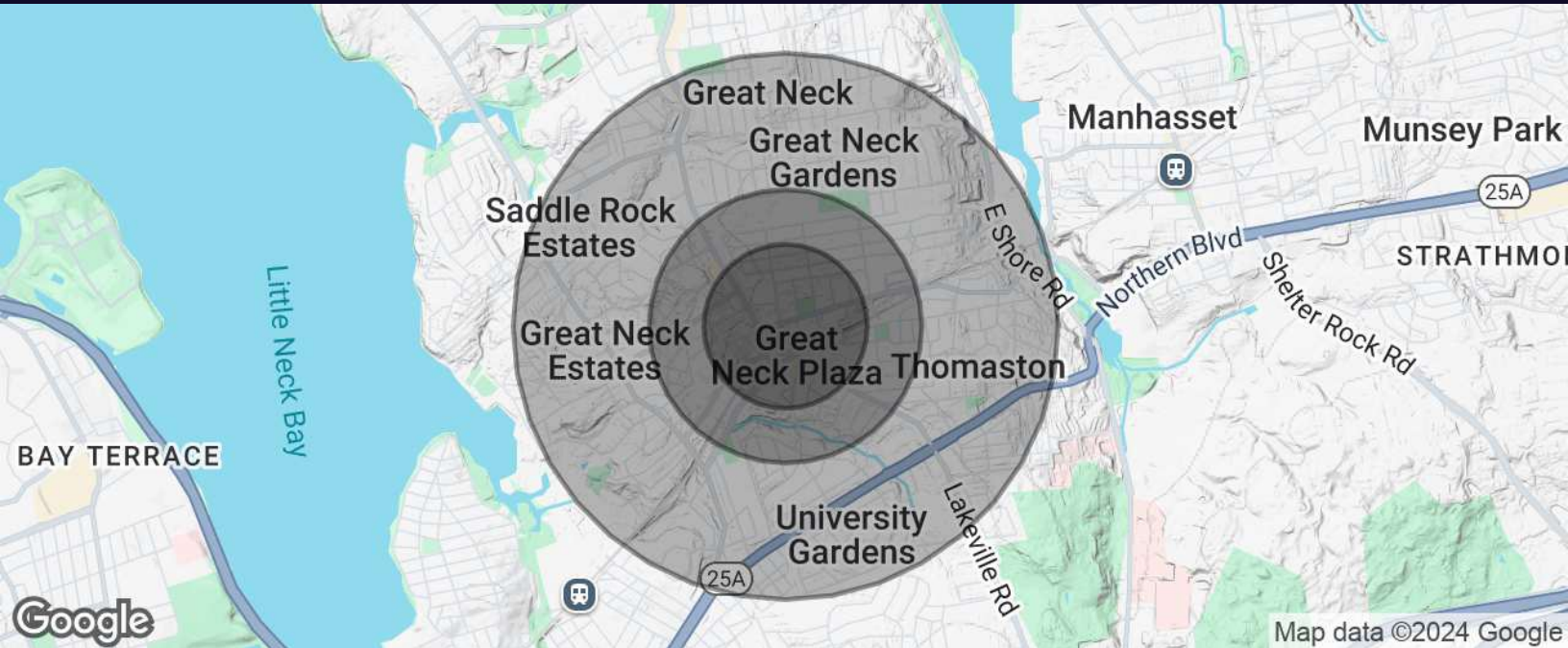
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| Population | 0.3 Miles | 0.5 Miles | 1 Mile |
|----------------------|-----------|-----------|--------|
| Total Population | 5,312 | 9,788 | 24,686 |
| Average Age | 48 | 47 | 44 |
| Average Age (Male) | 45 | 44 | 42 |
| Average Age (Female) | 51 | 50 | 46 |

| Households & Income | 0.3 Miles | 0.5 Miles | 1 Mile |
|---------------------|-----------|-----------|-------------|
| Total Households | 2,501 | 4,379 | 9,440 |
| # of Persons per HH | 2.1 | 2.2 | 2.6 |
| Average HH Income | \$155,464 | \$167,770 | \$192,110 |
| Average House Value | \$866,741 | \$962,028 | \$1,131,273 |

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Professional Background

Rozita has been successfully marketing and selling real estate since 2000. Clients choose to work with Rozita for her full-service approach, her ethics, her extensive knowledge, and her perseverance. Rozita consistently achieves results for her clients, whether they are buying or selling real estate for themselves, or as an investment.

Rozita's strong base of loyal repeat customers is the reason she has been successful for nearly two decades in this incredibly competitive real estate environment. Among her repeat buyers and valued clients are some of New York's most influential developers, large franchises and solidified businesses. Rozita has sold commercial and residential properties in Nassau, Queens, the Bronx, Manhattan, Brooklyn, and Suffolk.

In late 2018, due to an overwhelming clientele base, Rozita formed a team to meet demands. By leading The Rozita Soomekh Team and sharing her knowledge of the real estate market, she has excelled in closing listings and gaining new loyal customers. By constantly striving to stay in the front of market trends, Rozita has won multiple awards for her excellence in real estate. She is committed to providing her customers with the best selling strategies and marketing that Elliman can offer, negotiating for the best possible outcome for her customer(s).

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