

# Stewart Plaza

New York-Newark-Jersey City, NY-NJ-PA

40.7313, -73.6083

650 Stewart Avenue | Garden City, NY 11530



Center Size: 193,622 SF



| Demographics | 1 Mile    | 3 Mile    | 5 Mile    |
|--------------|-----------|-----------|-----------|
|              | 12,322    | 195,156   | 516,180   |
|              | 3,306     | 60,417    | 162,632   |
|              | \$152,039 | \$119,317 | \$132,100 |

Located in the strongest retail market in Long Island

High-traffic commercial center serving an affluent population of 195,000+ with an average household income of \$119,000+ within 3 miles and a daytime population of 323,000+ due to dense office market

Close proximity to Hofstra University, Adelphi University and Nassau Community College with 40,000+ students as well as Roosevelt Field, the 8th largest mall in the U.S.

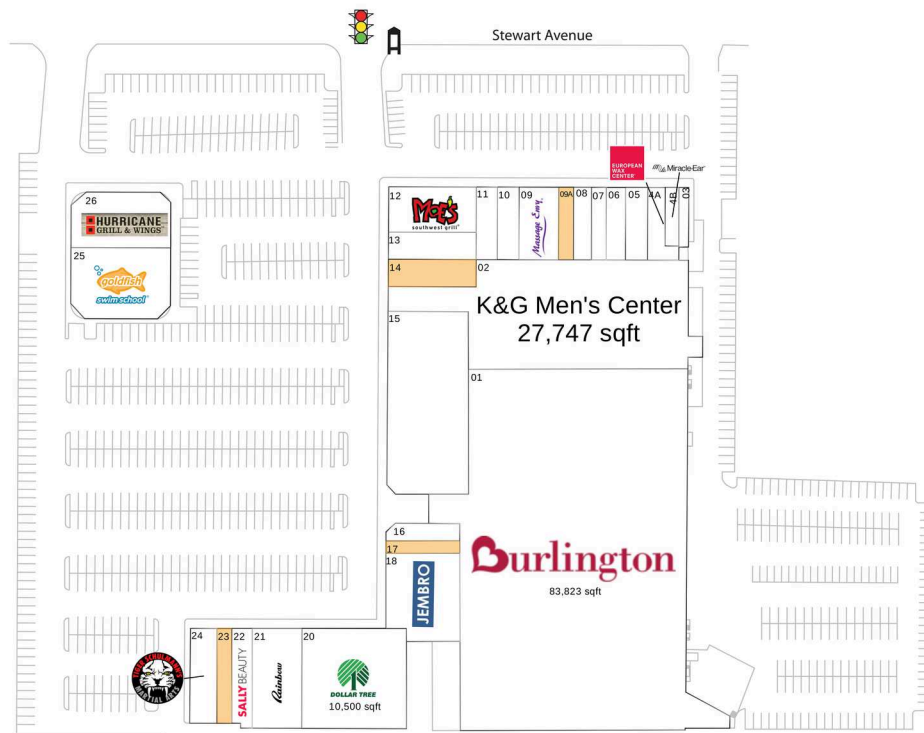
Highly visible retail location on Stewart Ave from 32,000+ vehicles daily with easy access to the Northern State and Meadowbrook State Parkways as well as the Old Country Rd and Hempstead Turnpike

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## Available Space

|     |          |
|-----|----------|
| 09A | 900 SF   |
| 14  | 2,400 SF |
| 17  | 930 SF   |
| 23  | 1,481 SF |

## Current Retailers

|    |                                      |           |
|----|--------------------------------------|-----------|
| 01 | Burlington Stores                    | 83,823 SF |
| 02 | K&G Men's Center                     | 27,747 SF |
| 03 | Great Wall Restaurant                | 695 SF    |
| 4A | European Wax Center                  | 1,500 SF  |
| 4B | Miracle-Ear                          | 800 SF    |
| 05 | Be Balanced Long Island              | 1,615 SF  |
| 06 | Esteem Cleaners                      | 1,414 SF  |
| 07 | Total Nutrition                      | 1,095 SF  |
| 08 | Cheddar Bob's Mac N Cheese Grille    | 1,312 SF  |
| 09 | Massage Envy                         | 3,100 SF  |
| 10 | Pizza Supreme                        | 1,600 SF  |
| 11 | Energy Fuel                          | 1,544 SF  |
| 12 | Moe's Southwest Grill                | 4,000 SF  |
| 13 | 1/2 Off Cards                        | 2,400 SF  |
| 15 | Kid City                             | 15,000 SF |
| 16 | Vision World                         | 1,245 SF  |
| 18 | Jembro                               | 6,320 SF  |
| 20 | Dollar Tree                          | 10,500 SF |
| 21 | Rainbow                              | 5,000 SF  |
| 22 | Sally Beauty Supply                  | 2,000 SF  |
| 24 | Tiger Schulmann's Mixed Martial Arts | 2,617 SF  |
| 25 | Goldfish Swim School                 | 7,084 SF  |
| 26 | Hurricane Wings & Grill              | 5,500 SF  |

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