

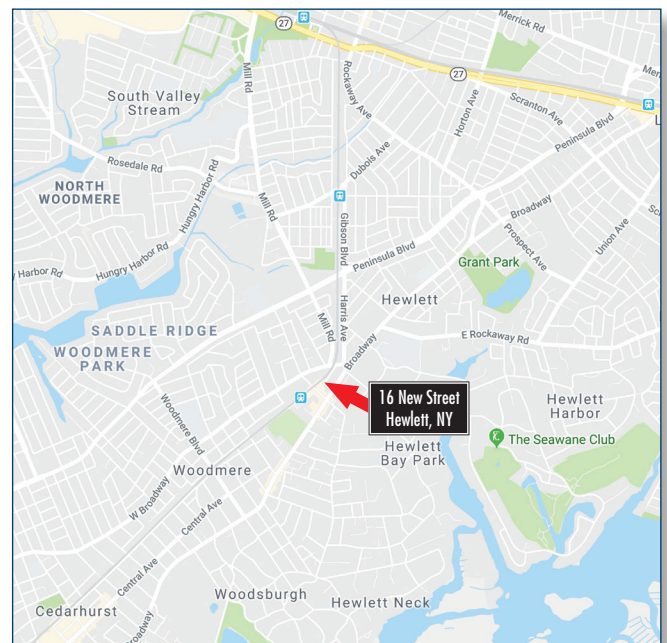


16 NEW STREET | HEWLETT, NEW YORK



PROPERTY OVERVIEW

- Located on New Street between Station Plaza, Hewlett Plaza and Broadway, in the heart of the hamlet of Hewlett, Nassau County,
- Prime corner offers outstanding visibility
- Within two blocks of the Hewlett LIRR station
- Neighboring retailers include: Trader Joe's, Petco, Retro Fitness, Hand & Stone Massage and Spa, Duane Reade, Subway, TD Bank, Wells Fargo Bank, Capital One Bank
- Property located within the affluent Five Towns area (Cedarhurst, Lawrence, Woodmere, Hewlett, Island Park)

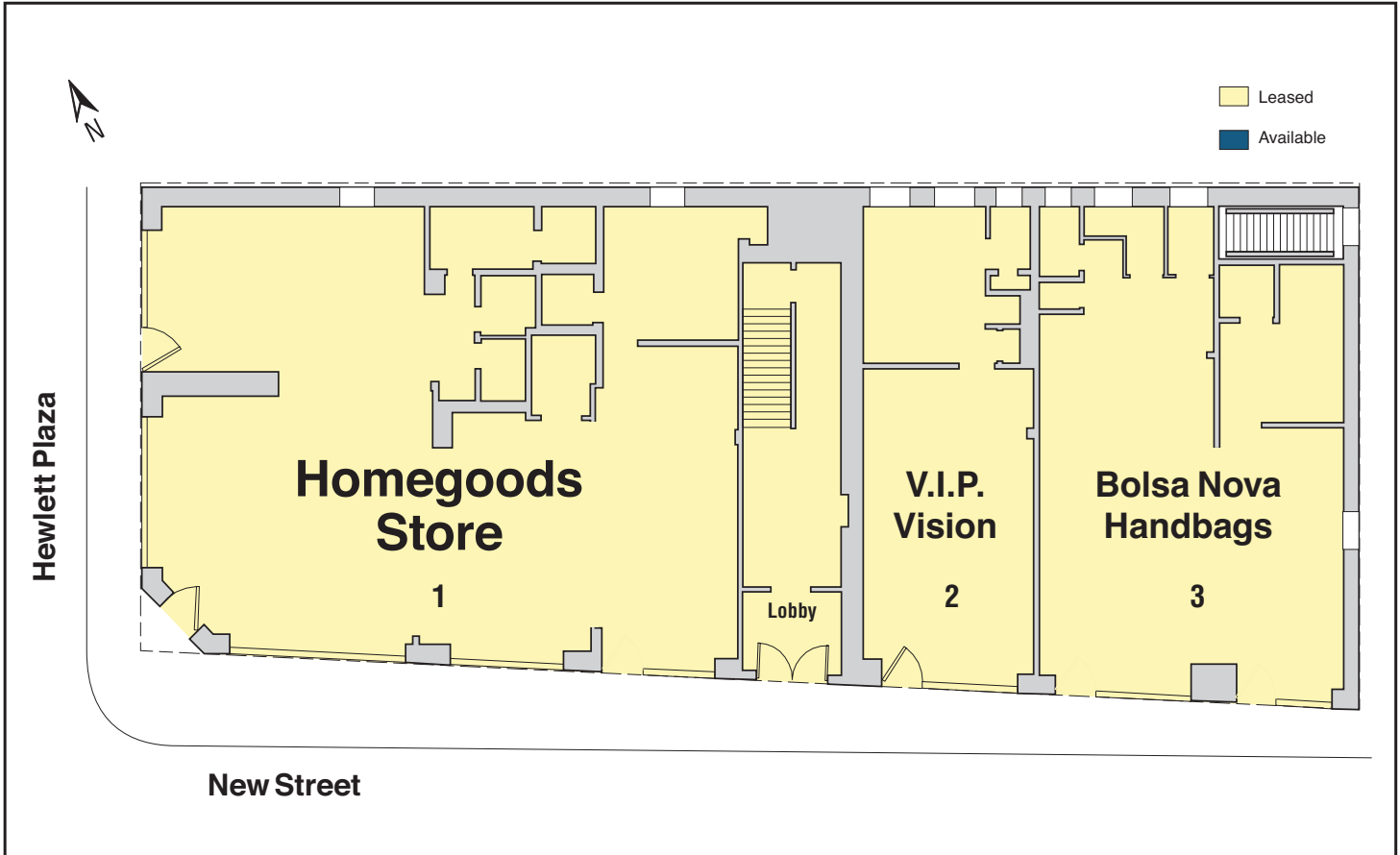


DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
▪ Population	20,541	174,881	553,814
▪ Average HH Income	\$177,640	\$138,990	\$123,470
▪ Total HH	6,798	58,448	188,140
▪ Median Age	41.9	40.0	40.0





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PROPERTY BUSINESSES

- 1. Homegoods Store
- 2. V.I.P. Vision Eye Care
- 3. Bolsa Nova Handbags

