



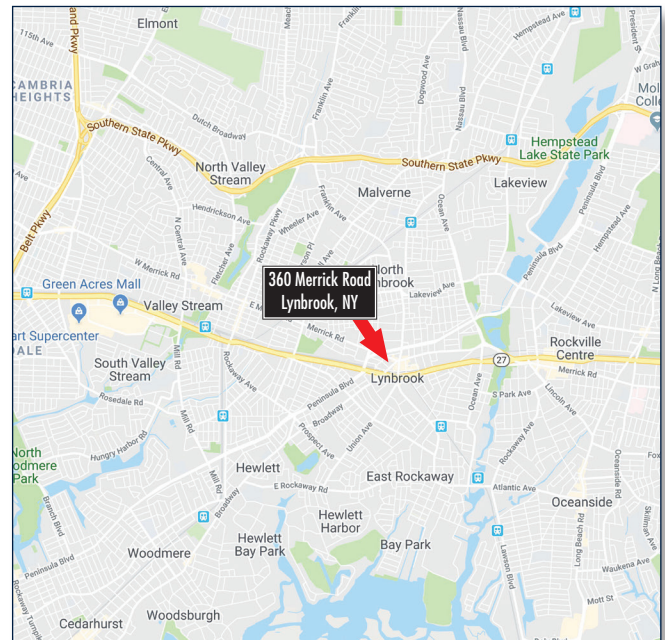
360 MERRICK ROAD | LYNBROOK, NEW YORK

35,725 sf Office Building with 9,500 sf Ground Floor Retail



PROPERTY OVERVIEW

- Located on Merrick Road and Peninsula Boulevard, just off Sunrise Highway (NY State Route 27), in the heart of the village of Lynbrook, Nassau County, New York
- The property is 1.71 acres and has over 400' of frontage on Merrick Road
- The property can accommodate up to 120 parking spaces



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	29,899	214,350	615,498
Average HH Income	\$121,167	\$140,224	\$127,931
Total HH	11,393	74,059	199,952
Median Age	42.5	41.6	39.6

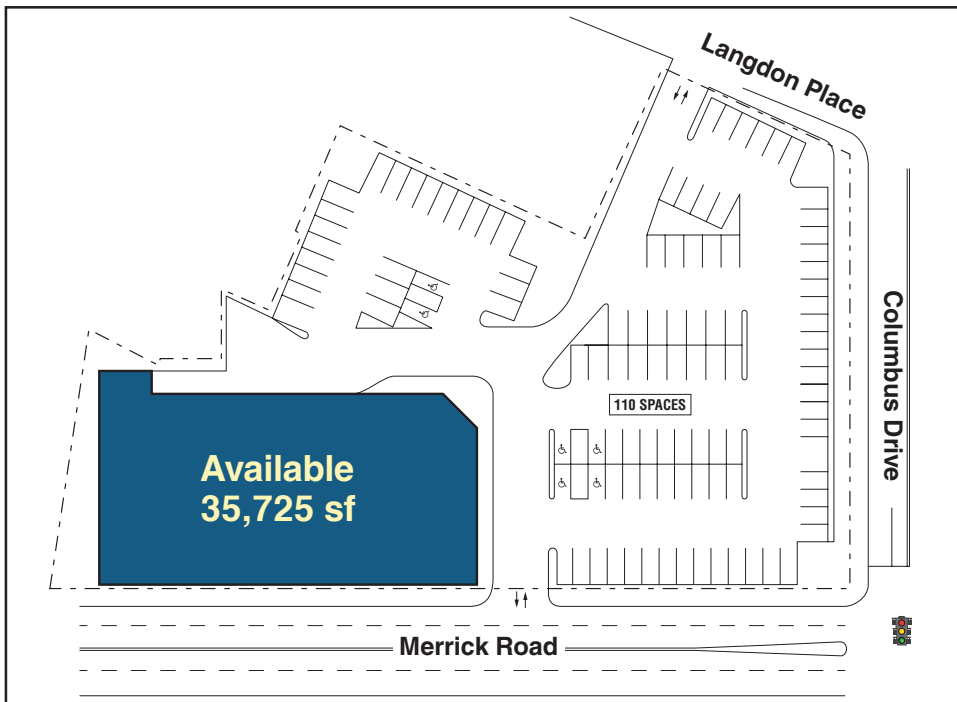
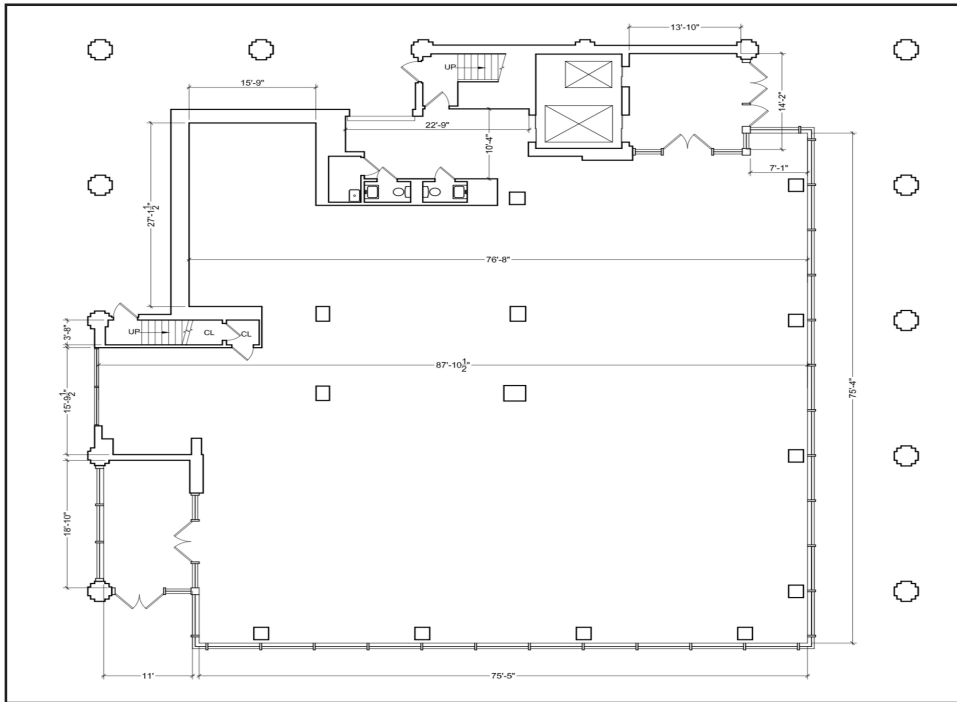
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GROUND FLOOR RETAIL



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All areas and dimensions are approximate. This plan is intended for identification purposes only and is not to be deemed a representation by Landlord as to the accuracy or square footage.

