



Island Associates Real Estate Inc.

We create value

Brent City Shopping Center
1825 Brentwood Road
Brentwood, NY



Roger A. Delisle, Jr. CCIM
Roger@islandassociates.com



Robert Monahan
Robert@IslandAssociates.com

444 Rt. 111, Suite 1 Smithtown, NY 11787 . 631 982-2100 .

www.IslandAssociates.com

Property Info

23,160 SF (Divisible) Retail Space Available

Price: \$22.00 SF / NNN

NNN: \$7.03 SF

- ❖ Adjacent to the Brentwood Family Health Center
- ❖ High traffic area, tremendous exposure, Traffic count of +/- 25,206 Daily
 - ❖ 300 senior citizen apartment housing next door to shopping center
 - ❖ LIRR (Brentwood Station) located on the North side
- ❖ Join Compare Foods, Checkers, Subway, Health Center, Hair Salon & More!
- ❖ Adjacent to LIRR Brentwood Station & busiest Dual Bus stop in Suffolk County.

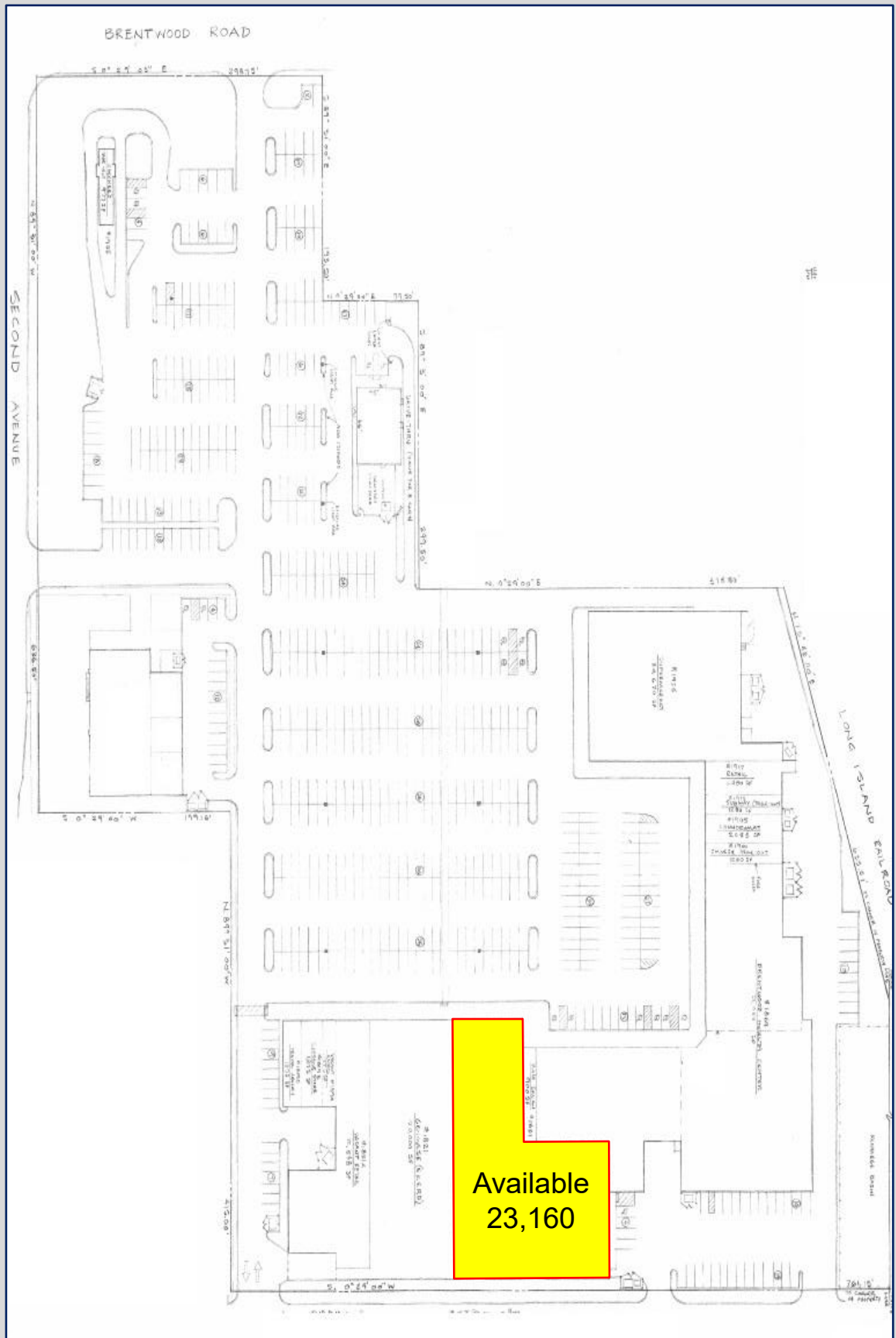
Demographics	1 Mile	2 Miles	3 Miles
Total Population	17,354	117,061	261,901
Average HH Income	\$131,942	\$128,809	\$141,145



All information is subject to errors, omissions, modification, and withdrawal.

Information is from sources deemed to be reliable but should not be relied upon without independent verification.

Site Availability Map



All information is subject to errors, omissions, modification, and withdrawal.
Information is from sources deemed to be reliable but should not be relied upon without independent verification.

Additional Images



All information is subject to errors, omissions, modification, and withdrawal.
Information is from sources deemed to be reliable but should not be relied upon without independent verification.