

FOR SALE: Prime Long Island Expressway Corner - Gateway to the Hamptons

CORNER OF EASTPORT MANOR RD. AND RTE. 495



Contact Exclusive Brokers for More Information

SCHUCKMAN
REALTY INC.

120 NORTH VILLAGE AVENUE
ROCKVILLE CENTRE, NY 11570
516-496-8888

Steven Hakakian
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Kenneth Schuckman
Lic. RE Broker
ken@schuckmanrealty.com

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Street View from Eastport Manor Road (CR 111)

Address: Eastport Manor Rd. & Rte 495
City, State, Zip: Manorville, NY 11949
Size: +/-1.28 Acres (55,757 SF)



Entrance Ramp to
Long Island Expressway

Subject Property



STARBUCKS

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Retail Map



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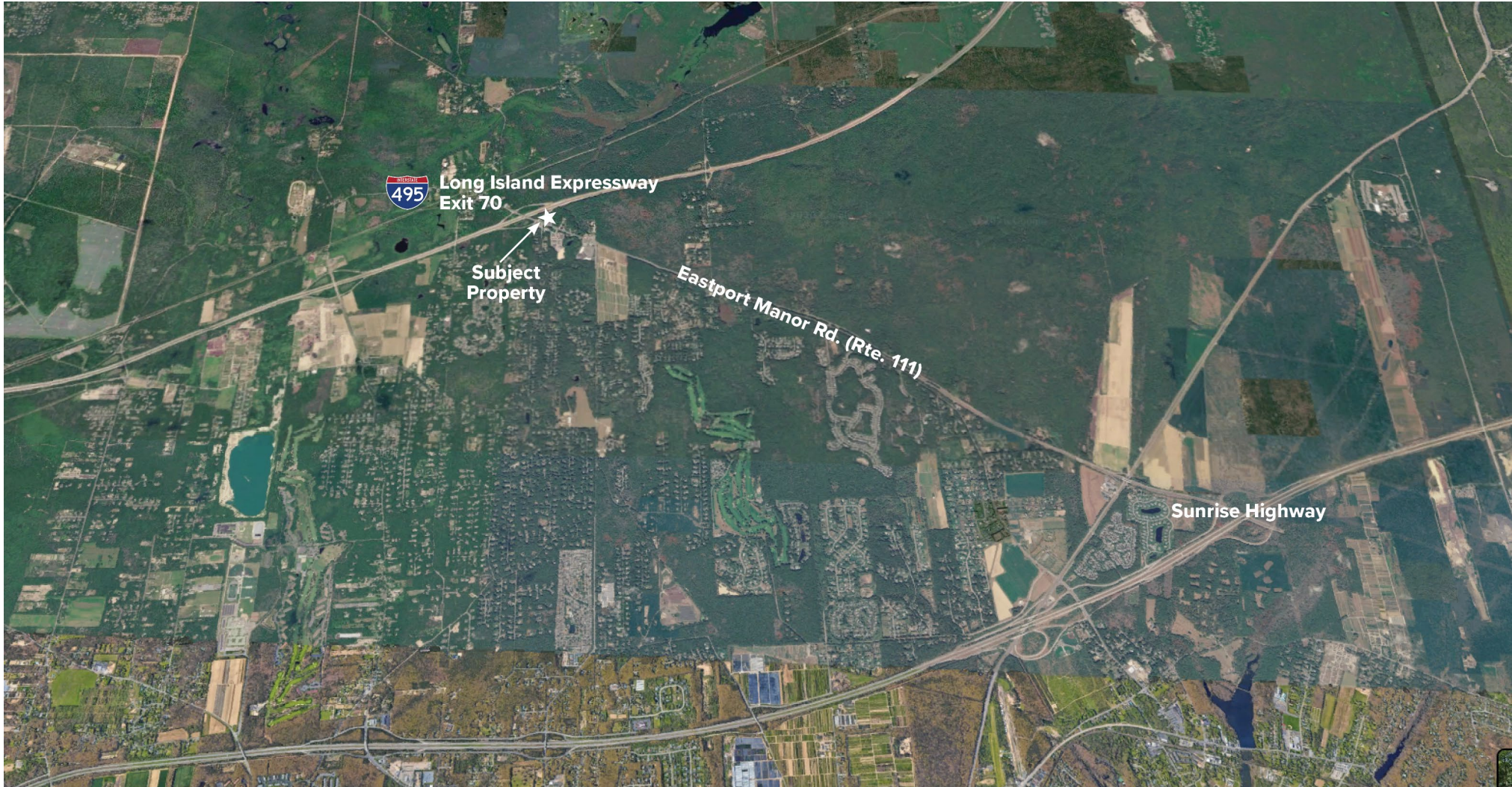
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Location Map



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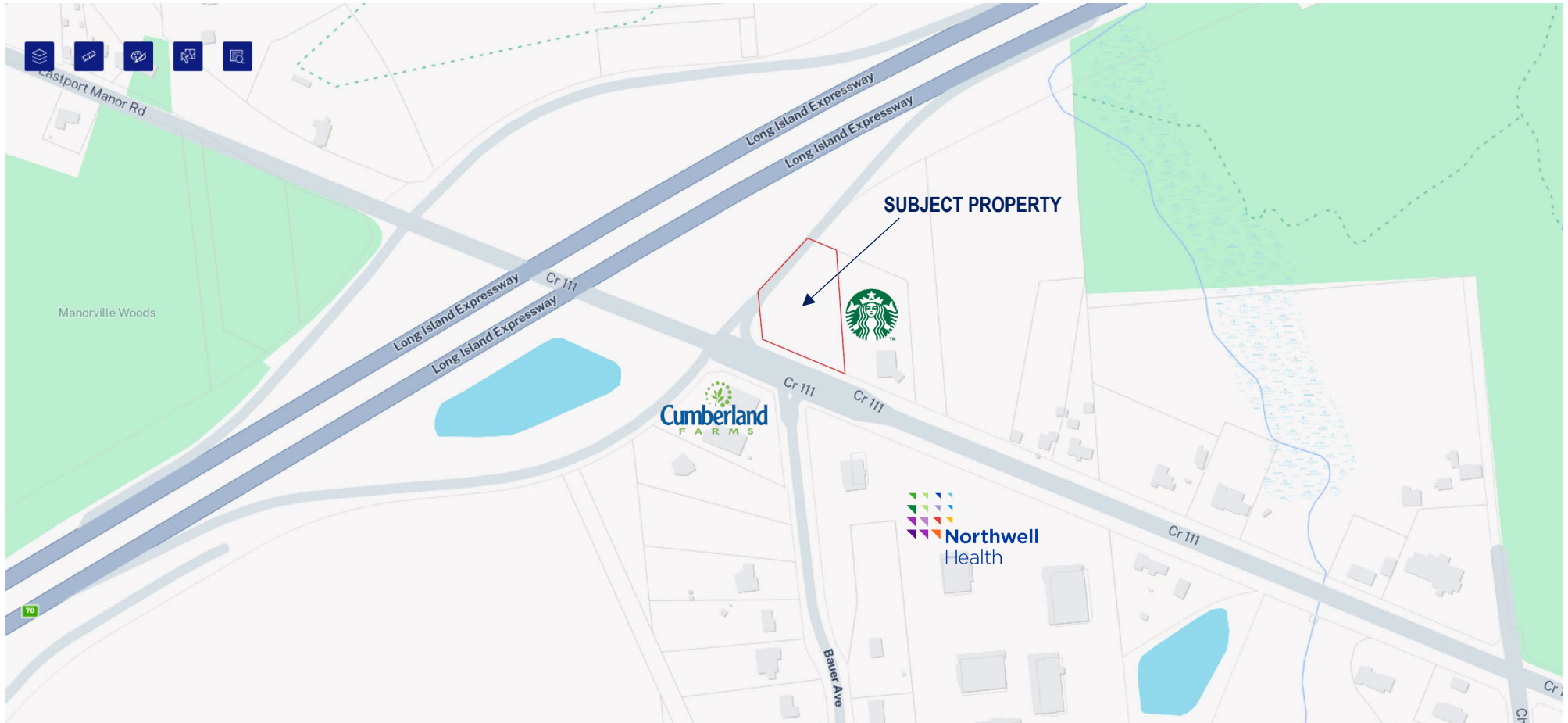
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Lot Map



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Starbucks Eastport Manor Rd. – Customer Insights

Audience Overview ?

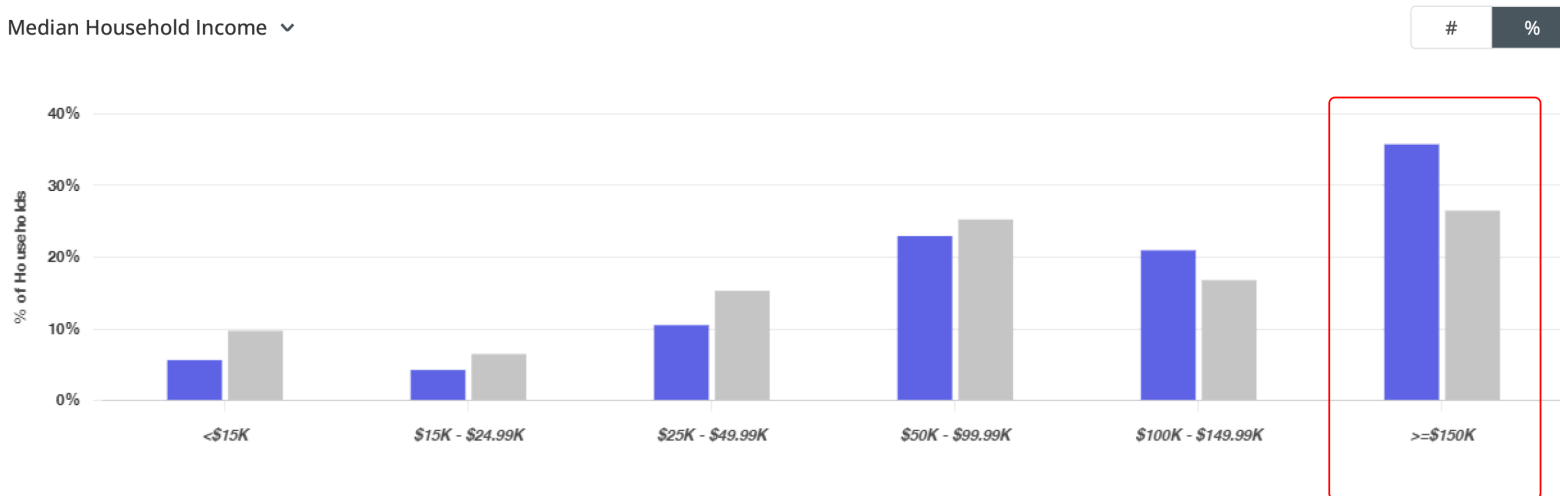
Starbucks
Cr-111, Manorville, NY

Dataset: Census 2023

View: Potential Market

Compare to: New York

Median Household Income

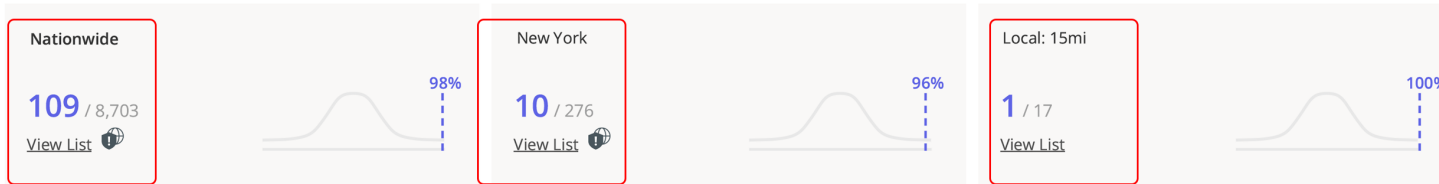


Ranking Overview ?

Starbucks
Cr-111, Manorville, NY

Benchmark: Chain: Starbucks

Metric: Visits



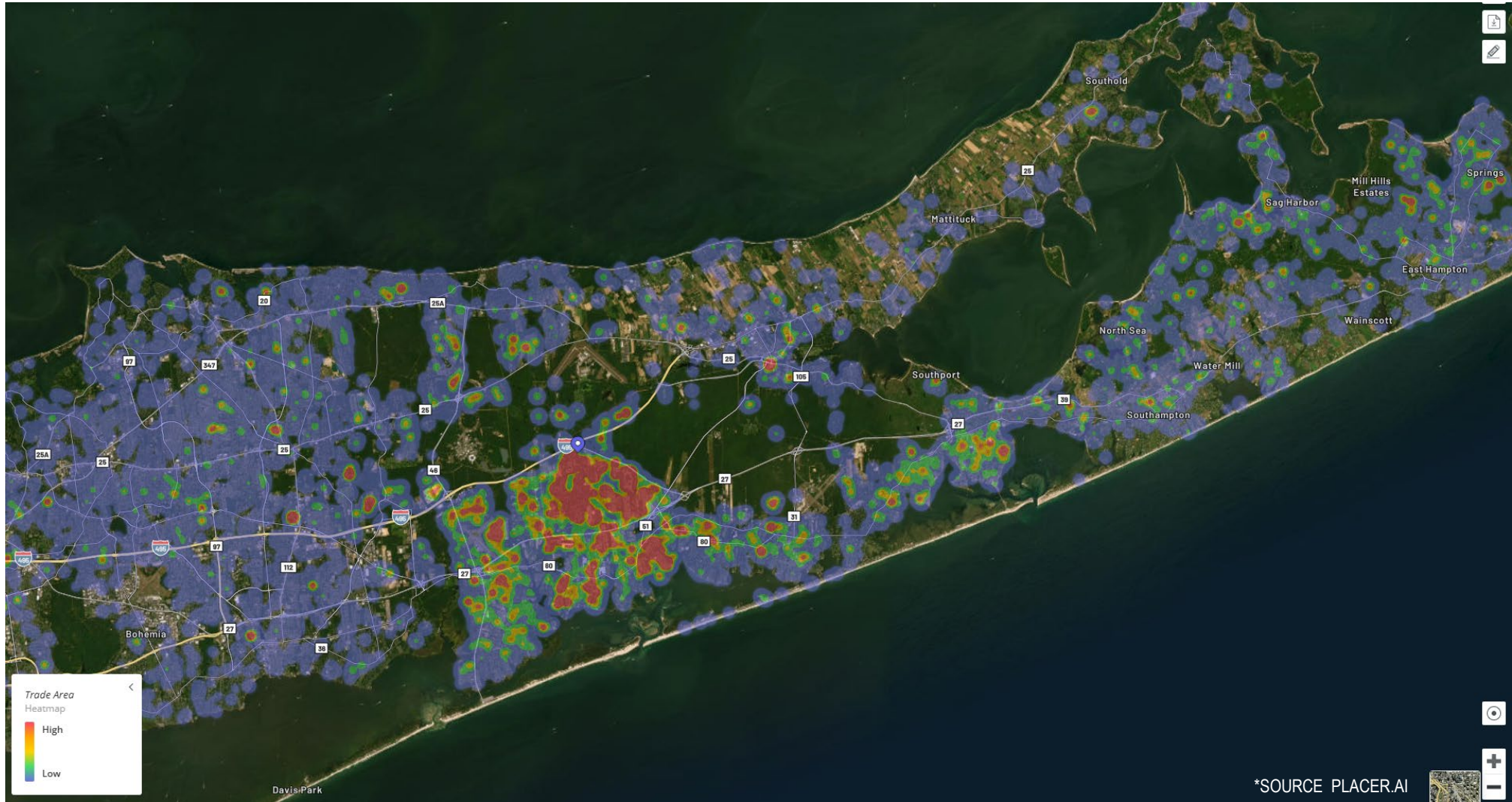
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Starbucks Customer Insights



*SOURCE PLACER.AI

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