

**BERKSHIRE
HATHAWAY**

LAFHEY
INTERNATIONAL
REALTY

COMMERCIAL SERVICES



RETAIL SPACE **FOR LEASE**
146 W JERICHO TPKE
HUNTINGTON STATION | NY

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PROPERTY SUMMARY

Position your business at Pinetree Plaza, a well-located neighborhood shopping center at 146 West Jericho Turnpike in Huntington Station. Approximately 1,100 SF of former pizza restaurant space is available for lease, presenting an excellent opportunity for a QSR, fast-casual restaurant, takeout concept or other food-service operator.

Pinetree Plaza offers approximately 125 feet of frontage along the heavily traveled Jericho Turnpike retail corridor, providing excellent visibility, prominent signage opportunities and convenient customer access. The center features 32 on-site parking spaces and an established mix of service-oriented tenants, including a hair salon, spa and nail salon.

Surrounded by established residential communities and major retailers including CVS, Lidl, King Kullen, Staples, Harbor Freight Tools, Starbucks, McDonald's, Dunkin', Wendy's and KFC, Pinetree Plaza benefits from a strong local customer base and consistent activity. Its former restaurant use, excellent frontage, on-site parking and proximity to national retailers make the available space particularly well suited for a QSR seeking a visible and convenient Huntington-area location.

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LEASE RATE

UPON REQUEST

PROPERTY INFORMATION

UNIT SIZE
1,100 SF

LOT SIZE
0.57 AC

PARKING
32 SPACES

ZONING
C6
**(CLICK HERE FOR
PERMITTED USES)**

TRAFFIC COUNT
30,509 VPD

OCCUPANCY
IMMEDIATE

PARCEL #
0400-195-00-03-00-053-002

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EXPENSES

TAXES **\$45,622.30**

INSURANCE **\$5,889.00**

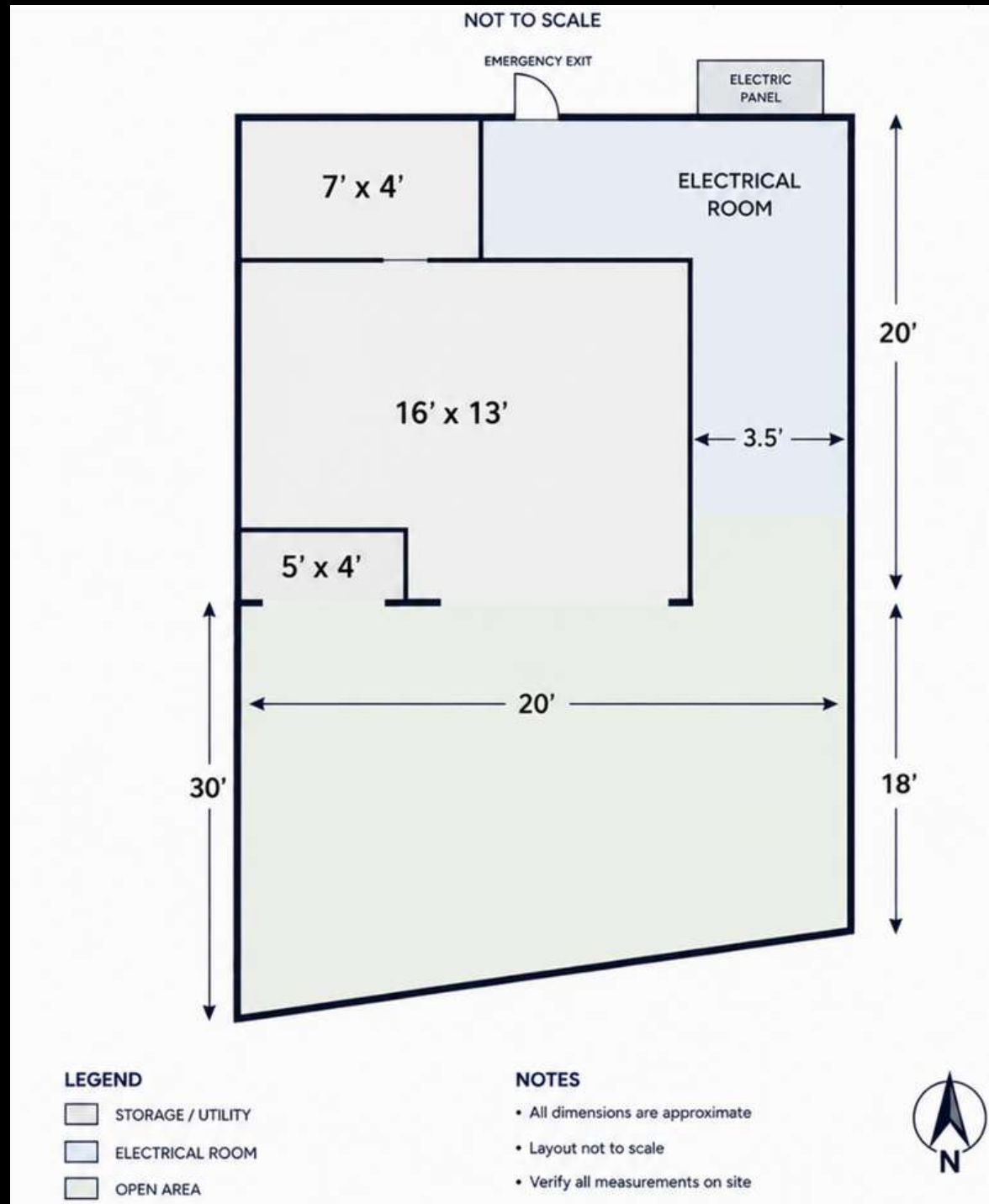
TOTAL EXPENSES: \$51,511.30 (\$6.77/SF)

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