



# Development Site Lease or Sale

**590 Route 112, Coram NY**  
**FOR MORE INFO**  
**212 372 7772**

- 1.6 Acres of Land - 2 Lots
- Fantastic Corner Property
- Great visibility
- Build up to 18k Sq Ft



This information has been secured from sources we believe to be reliable but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify all information and bears all risk for any inaccuracies.



# For Sale or Lease

## Property Overview

- Freestanding Retail Building
- Ideal For Bank, Pharmacy, or Similar.
- Adjacent To Port Plaza Shopping Center (Post Office, Bravo Super Market, HSBC, Rite Aid, Dollar Store, and others
- Ample Surface Parking

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## Highlights

- Free Standing Retail
- up too 18,000 sq ft
- 1.6 Acres
- Zoning J-2
- 180' on Route 112
- 360' on Terryville Rd
- **2012 Demographic**
- **Population**
- 10,083 1 mile
- 75,548 3 mile
- 183,671 5 mile
- Households
- 3,698 1 mile
- 26,304 3 mile
- 60,064 5 mile
- **Average Household Income**
- \$83,001 1 mile
- \$109,214 3 mile
- \$106,017 5 mile

