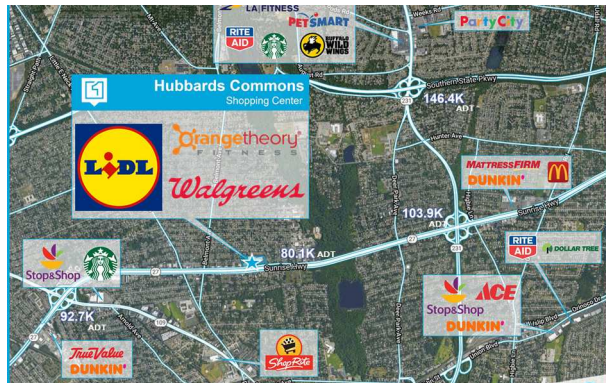


HUBBARDS COMMONS

713-761 Sunrise Highway, West Babylon, NY 11704
TOTAL GLA: 65,970

BRIEF DESCRIPTION

Hubbards Commons Shopping Center is located in West Babylon, Long Island, NY on the corner of Sunrise Highway and Hubbards Path. The center is anchored by Lidl and Walgreens Pharmacy. Hubbards Commons provides a dynamic mix of necessity-based grocer retail and complimentary local retailers. This property includes a 1.8-acre developable pad site, which will house the new proposed building with a GLA of 10,849 SF.



DEMOGRAPHICS

2021 ESTIMATES

	POPULATION	HOUSEHOLDS	HH INCOME
1-Mile	16,940	6,159	\$102,334
3-Mile	143,458	49,900	\$116,627
5-Mile	279,355	95,851	\$116,139

TRAFFIC COUNTS

Total	81,200
Sunrise Highway	76,000
Hubbards Path	5,200

PROPERTY HIGHLIGHTS

BULLET POINTS

- County: Suffolk
- Type: Retail
- Year Built: 1955
- Year Renovated: 2017
- Metro Area: New York-Newark-Jersey City

CONTACTS

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HUBBARDS COMMONS

713-761 Sunrise Highway, West Babylon, NY 11704

TOTAL GLA: 65,970



SUITE	GLA	TENANT
A1	2,700	Available
A2	2,700	Available
A3	3,560	Available
A4	1,889	Available
725	36,000	Lidl
729	10,010	Walgreen's
733	3,840	Orangetheory Fitness
739	1,280	West Babylon Wines & Liquors
741	1,600	West Babylon Card and Gift
743	1,200	J & S Cleaners
745	1,600	Available
747	600	Barber Shop by Henry
749	1,600	Available
751	1,040	Subway
755	2,800	WOW Cafe
757	1,360	U Need A Bagel
761	3,040	Cafe Gio