*Source: Placer.ai (Foot Traffic / Location Analytics)

4M
visits annually*

6.09
visit frequency*

57 min
avg. visit duration*

Retailers

ShopRite · Burlington · 24 Hour Fitness · HomeGoods · Michaels · Dave & Buster's · CityMD · Lane Bryant · citibank · Panera Bread · Smash Burger

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RETAIL

Post Road Plaza

847 PELHAM PARKWAY | PELHAM MANOR, NY 10803

Available Spaces

Fully Leased

Broker Incentives

5% commission up to 15,000 SF

Property Highlights

- **257,143 SF Multi-Anchored Power Center anchored by ShopRite of Pelham Parkway, Dave & Buster's, 24-Hour Fitness and Burlington coming soon**
- **4 Million Annual Visits** – Traffic Keeps Climbing! [**+5.7% YoY** (vs. 2023), **+27.4% Yo2Y** (vs. 2022)]
- Prime Location in **Southern Westchester County** – Just 10 miles north of Manhattan
- Direct access from Hutchinson River Parkway (Exit 7) & Boston Post Road (Route 1), less then a mile from I-95
- **High-Visibility Intersection** – Signalized corner at Boston Post Road & Pelham Parkway
- **Exciting New Tenants – Burlington and Gloss Nail Bar & Lash** coming soon!
- **Strong Retail Hub** – Neighboring brands include **BJ's Wholesale Club, Target, Best Buy**
- **Average Daily Traffic:** 22,894 Boston Post Road; 42,497 Hutchinson River Parkway

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5-Mile Demographics

1.11M
POPULATION

419,811
HOUSEHOLDS

$109,401
AVERAGE HH INCOME

366,944
DAYTIME POPULATION

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SITE PLAN

Tenant Roster		SF
1	Smashburger	2,282
2	Lane Bryant	5,039
3	HomeGoods	26,813
4/5	Gloss Nail Bar & Lash ***opening soon!***	3,512
6	Michaels	21,783
9	ShopRite	75,168
9B	Burlington ***opening soon!***	30,483
10A	Dave & Buster's	41,885
10B	24 Hour Fitness	37,861
11A	Panera Bread	4,500
11B	CityMD Urgent Care	3,035
12	Citibank	4,000

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GALLERY

Coming Soon!

Burlington + GLOSS NAIL BAR & LASH

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DEMOGRAPHICS

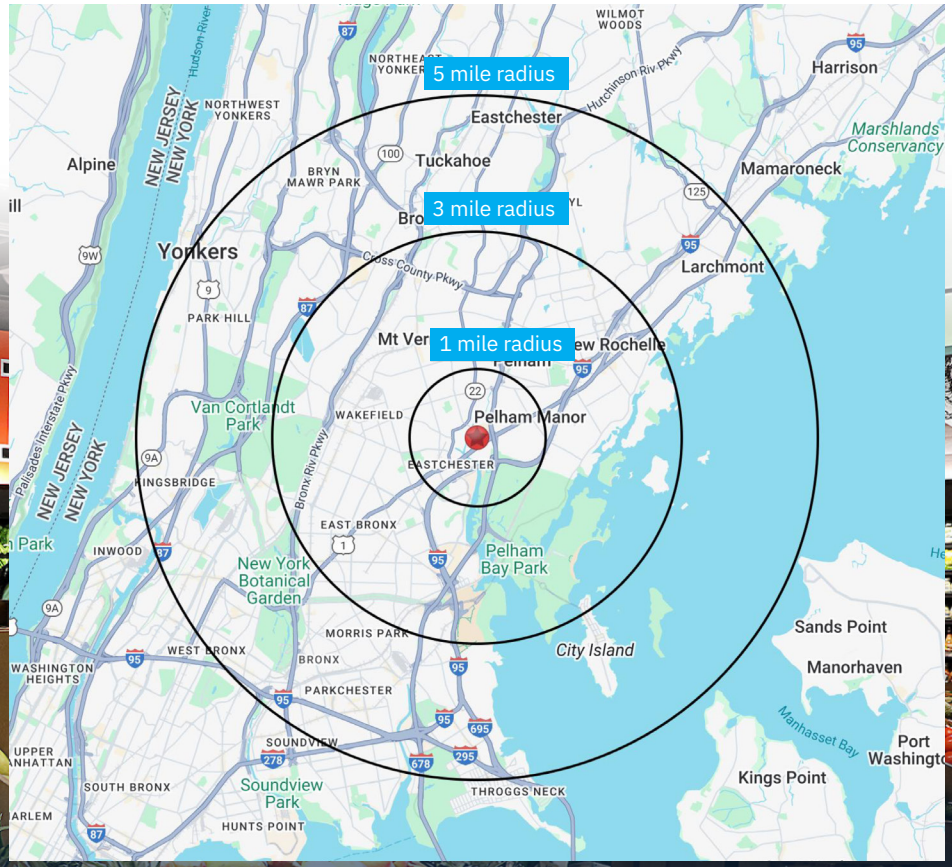
2010-2020 Census | 2025 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	24,271	390,825	1.11 M
Households	9,004	155,475	419,811
Average Household Income	$164,288	$115,836	$109,401
Projected Average Household Income (2030)	$191,012	$130,779	$123,753
Median Household Income	$108,143	$84,307	$77,562
Total Businesses	1,306	12,470	32,068
Total Employees	13,467	99,882	249,148
Daytime Population	15,949	143,243	366,944
Total Annual Household Expenditure	$917.03 M	$12.11 B	$31.31 B
HH Income $200K or more	1,804	21,469	51,595
College Degree + (Bachelor Degree or Higher)	6,522	93,107	242,465

Source: sitesusa.com

4 M
visits annually*

6.09
visit frequency*

57 min
avg. visit duration*



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CLOSE AERIAL

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MARKET AERIAL

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Our History is Strong.
Our Vision, *Stronger.*

Over 70 years of trusted expertise in commercial real estate.

Contact Exclusive Agent

E.J. Moawad

SENIOR LEASING REPRESENTATIVE

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