LEVIN MANAGEMENT

River Plaza

798 MAIN STREET | JOHNSON CITY, NY 13790

Available Spaces

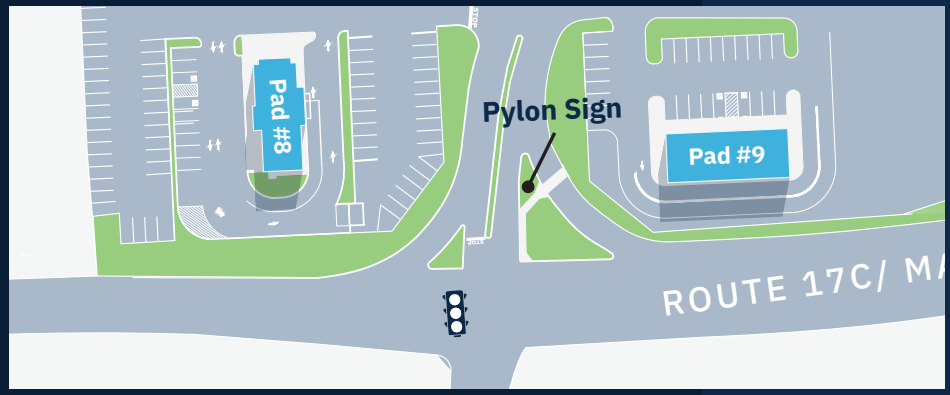
6,507 SF existing space and two proposed pad sites of approximately 3,240 SF and 2,695 SF, both with drive-thru potential.

1.3M visits annually*

5.32 visit frequency*

26 min avg. visit duration*

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



Nearby Retailers

ALDI · Walmart · petco · CVS · Wegmans

5-Mile Demographics

124,452 POPULATION

50,621 HOUSEHOLDS

$87,548 AVERAGE HH INCOME

107,856 DAYTIME POPULATION

Property Highlights

- 47,177 SF regional shopping center
- Anchored by Ollie's Bargain Outlet. Shadow-anchored by Home Depot.
- Recent leasing activity includes Meldrim's Paint Center
- Prime Main Street location
- Easy access. Strong visibility from Route 17.
- Signalized intersection. Provides convenient access and steady traffic flow.
- Near Wegmans and Oakdale Mall.
- Just 2.5 miles from Binghamton University and near UHS Medical Center.

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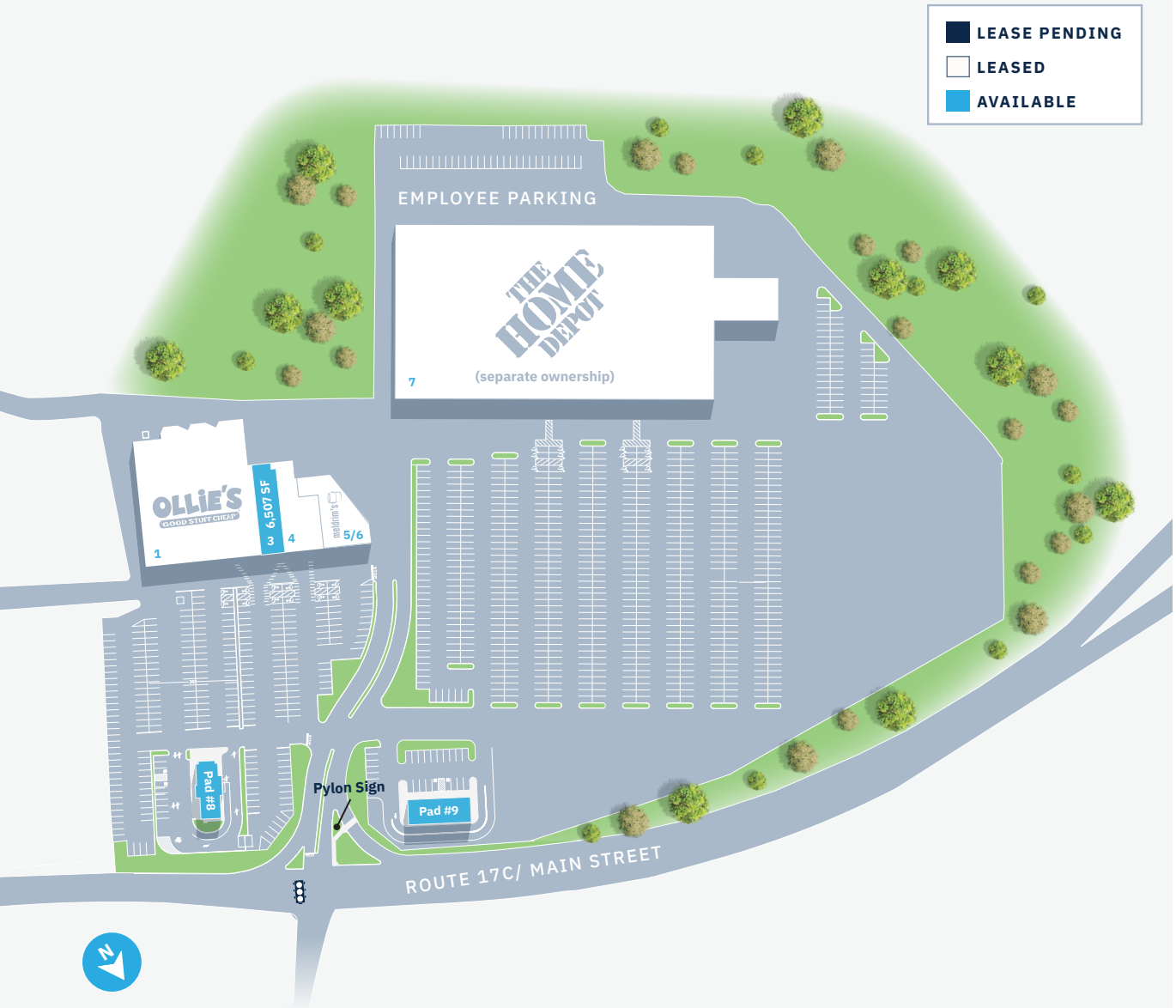
SITE PLAN



Tenant Roster		SF
1	Ollie's Bargain Outlet	30,563
3	Available	6,507
4	A&A Beauty Supplies	4,078
5/6	Meldrim's Paint Center	6,029
7	The Home Depot (separate ownership)	132,003
8	Proposed Pad Site with drive-thru	±3,240
9	Proposed Pad Site with drive-thru	±2,695

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DEMOGRAPHICS

2010-2020 Census | 2025 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	3,317	60,691	124,452
Households	1,484	22,904	50,621
Average Household Income	$82,310	$94,423	$87,548
Projected Average Household Income (2028)	$82,209	$94,394	$87,407
Median Household Income	$57,737	$68,965	$62,980
Total Businesses	250	1,763	3,982
Total Employees	4,355	25,043	56,279
Daytime Population	5,689	50,460	107,856
Total Annual Household Expenditure	$126.34 M	$2.04 B	$4.3 B
HH Income $200K or more	90	1,744	3,438
College Degree + (Bachelor Degree or Higher)	772	14,139	27,285

Source: sitesusa.com

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visits annually*

5.32
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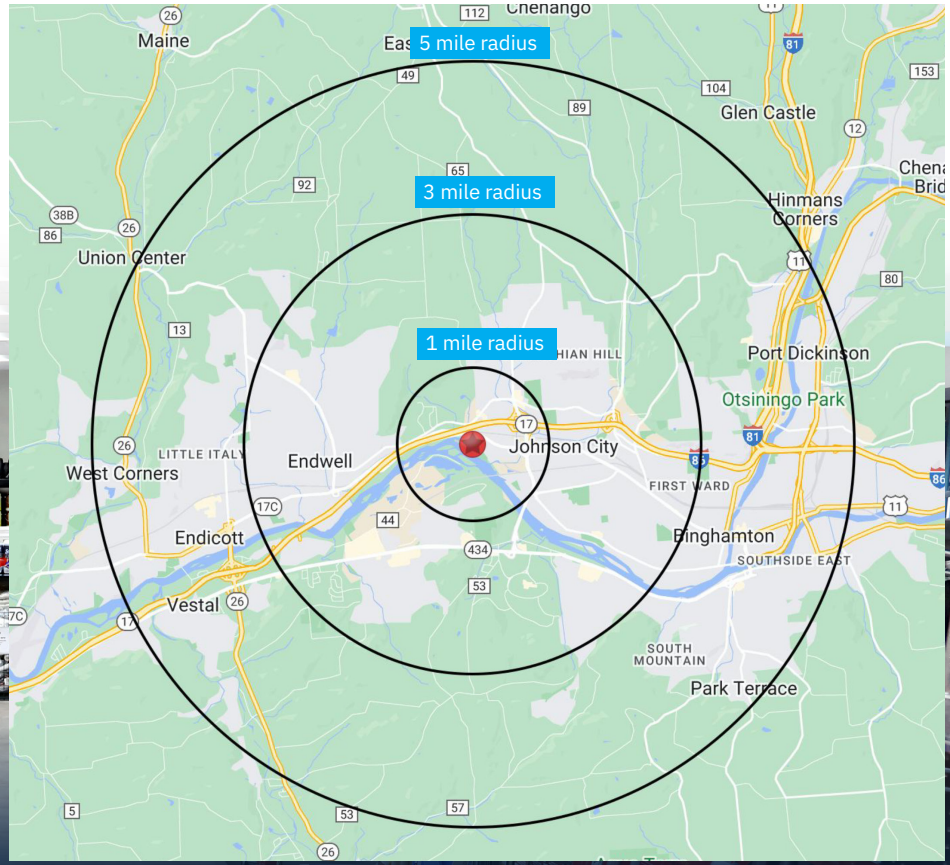

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MARKET AERIAL

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

Over 70 years of trusted expertise in commercial real estate.

Contact Exclusive Agent

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