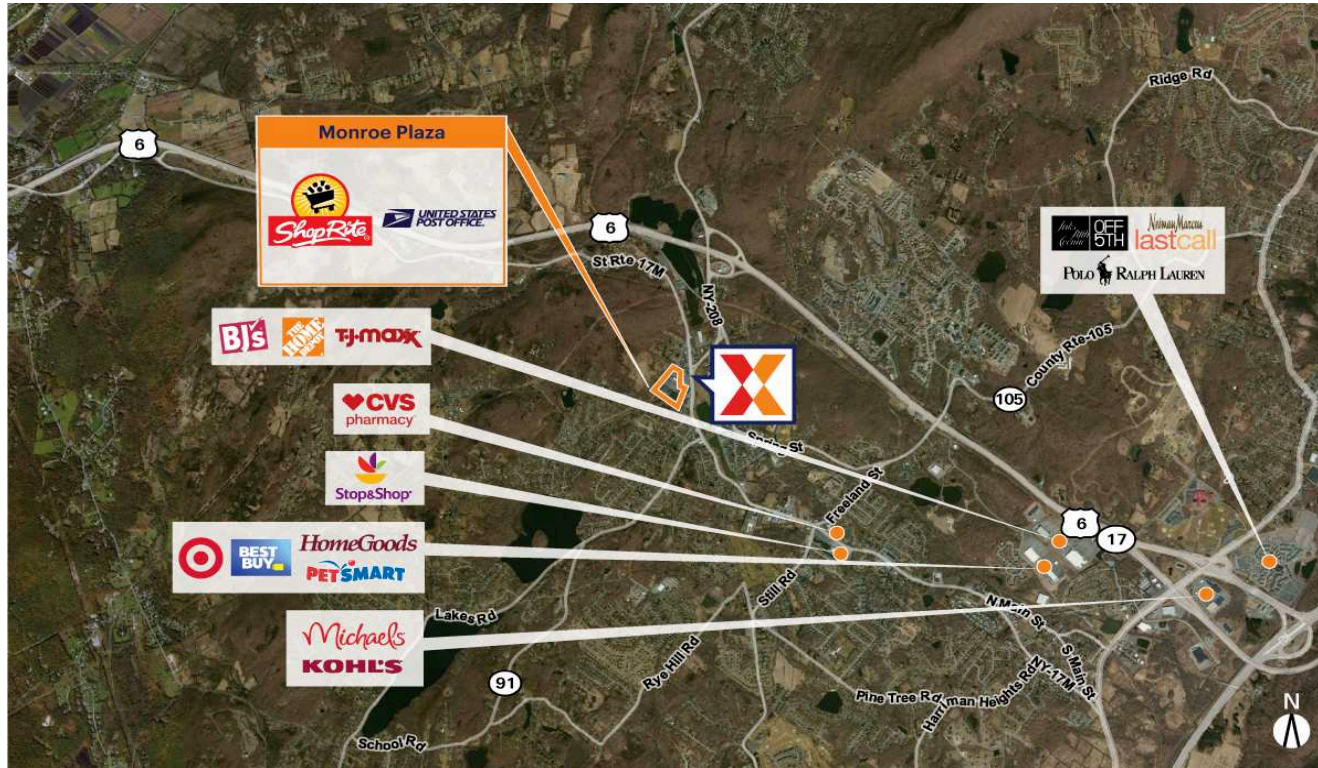


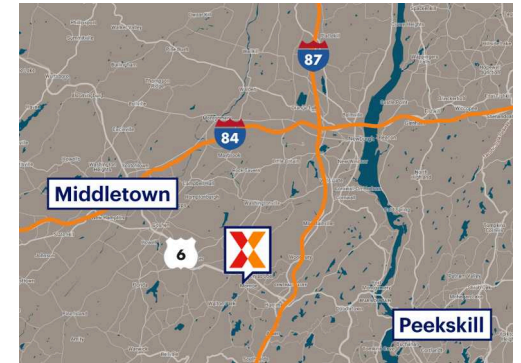
Monroe Plaza

Kiryas Joel-Poughkeepsie-Newburgh, NY

41.3324, -74.1941
785 NY-17M | Monroe, NY 10950



Center Size: 122,007 SF



Demographics	1 Mile	3 Mile	5 Mile
	6,304	65,931	89,437
	1,951	15,932	23,719
	\$136,711	\$113,162	\$123,635

Benefit from traffic draw of regionally dominant grocer ShopRite

Strategically positioned in the NY 17 tourism corridor between Woodbury Common Premium Outlets and Legoland New York Resort with over 6M annual visits (Placer.ai 2024)

Located in a strong growth area with per year growth rate projected at 181% above the U.S. average

Regional access in the trade area is provided by US Highway 6 (Grand Army of the Republic Highway) located within 1 mile

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Available Space

06	10,890 SF
09	11,291 SF

Current Retailers

01	ShopRite	58,965 SF
02	Vito's Pizzeria	2,000 SF
03	Best Of Little Italy	2,000 SF
04	Happy Liquor	4,000 SF
07	Nail Salon	1,957 SF
07A	Infinity Shoes	1,200 SF
08	Montefiore Einstein Advanced Care	3,365 SF
10	United States Post Office	18,864 SF
11	Podiatrist's Office	1,000 SF
12	High Quality Cleaners	1,250 SF
14	Plaza Optical	2,300 SF
15	Lucky House Restaurant	1,125 SF
16	Access PT/Access Physical Therapy & Well	1,800 SF

