PORT & MAIN

1 North Main Street | Port Chester, NY

1,339 SF
FOR LEASE

80
RESIDENTIAL UNITS ABOVE

12,683 CPD
ON WESTCHESTER AVE
16,491 CPD
ON N MAIN ST

CO-TENANTS:
KeyBank
Starry Day Spa
(coming soon)

- Rental Rate: Upon Request
- Newly created retail space on Westchester Ave
- Adjacent to the residential entrance for the building
- 33′ of frontage
- Ideal for any amenity type business
- Steps to the Port Chester Metro North Train Station
- Across from the Waterfront Shopping Center
- Free parking available at the Marina Lot (Abendroth Ave)

CONTACT EXCLUSIVE LISTING AGENT:
DAVID SCOTTO
914.968.8500 x306
dscotto@rmfriedland.com

RM FRIEDLAND
COMMERCIAL REAL ESTATE SERVICES
440 Mamaroneck Ave • Harrison, NY 10528 • rmfriedland.com

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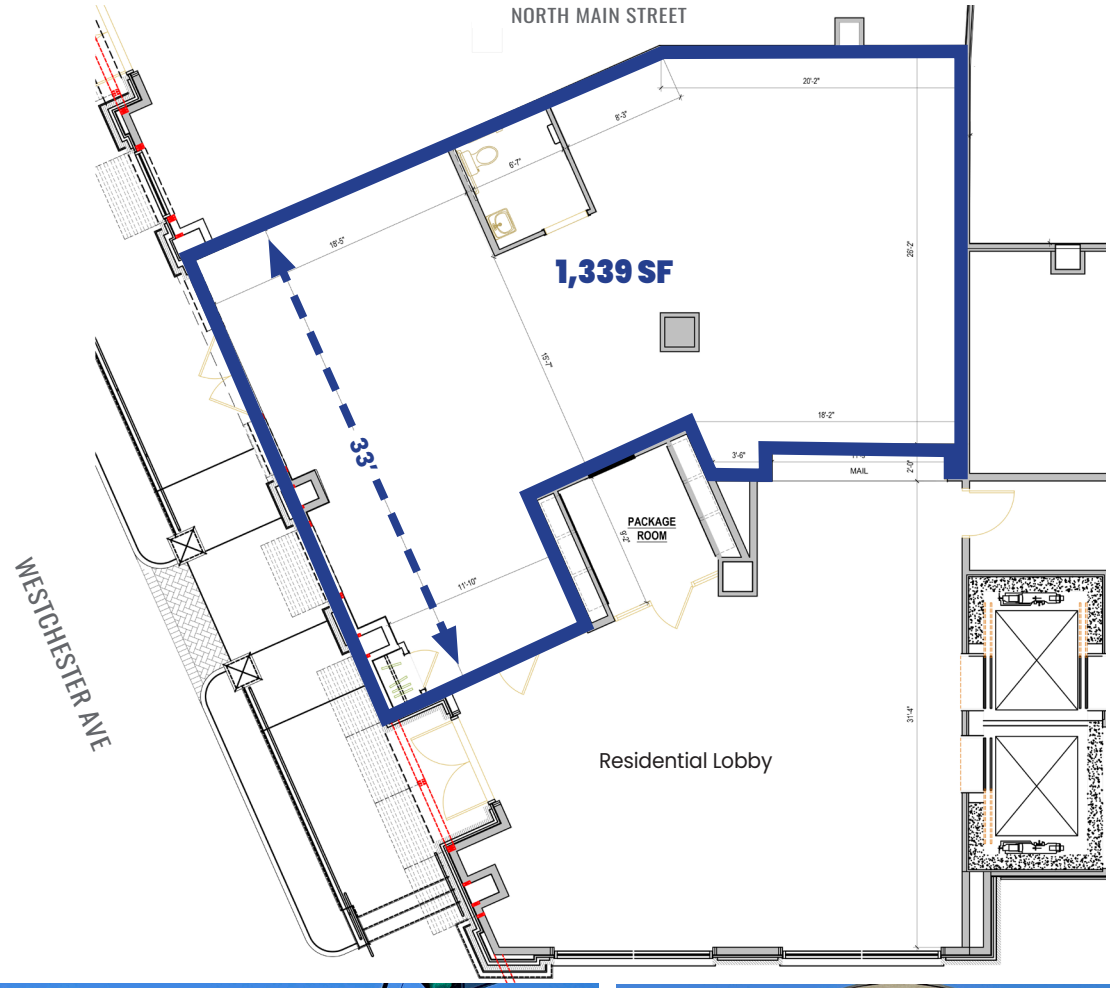

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IN THE NEIGHBORHOOD

DEMOGRAPHICS

	POPULATION	HOUSEHOLDS	DAYTIME EMPLOYEES	AVG HOUSEHOLD INCOME
1 MILE	33,764	11,732	20,618	$153,185
3 MILES	78,238	28,480	92,271	$265,858
5 MILES	142,089	50,749	173,191	$301,424

RESTAURANTS

ENTERTAINMENT

FITNESS

TRANSPORTATION

DIRECT ACCESS TO PORT CHESTER METRO NORTH STATION

NATIONAL BRANDS

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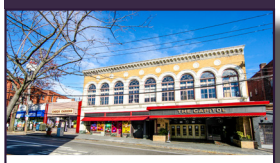
DOWNTOWN PORT CHESTER

Join an eclectic mix of ethnic, fine-dining and award-winning restaurants and retail destinations.

COLONY GRILL
PASQUALE Ristorante
FELICE
Alba's RISTORANTE
TALIA
Frankie & Louie's
bartaco
edo JAPANESE STEAKHOUSE
ARGANA RESTAURANT
piccolo port chester, new york
SONORA
Marianacci's Restaurant
FAMOUS GREEK KITCHEN
Capers MEDITERRANEAN RESTAURANT

WALKING DISTANCE TO THE CAPITOL THEATER



CAPITOL THEATER

THE WATERFRONT AT PORT CHESTER
LOEWS CINEPLEX ENTERTAINMENT
KIDS
COSTCO WHOLESALE
AIR RIDERZ
Stop&Shop
BONA BONA
FAMOUS footwear
NOCHES DE COLOMBIA
Michaels Made by you
MSQUASH Accelerator
afc

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PROPOSED NEW DEVELOPMENTS

Demand for dining, retail and entertainment venues in the downtown area will increase exponentially

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