

OCEANSIDE RETAIL

SANDS SHOPPING CENTER

Nassau County, Long Island
OCEANSIDE, NY



SPACE DETAILS

Address

3509 Long Beach Road, Oceanside, NY

Location

On the corner of Long Beach Road & Mott Street

Approximate Size of Available Space

6,000 square feet

Frontage

60 feet

Major Anchors:

Stop & Shop, Old Navy, Nike Factory, Gap

Neighboring Tenants

Sephora, Ann Taylor Loft, Victoria's Secret,
Banana Republic, J. Crew Factory, Athleta

Shopping Center GLA

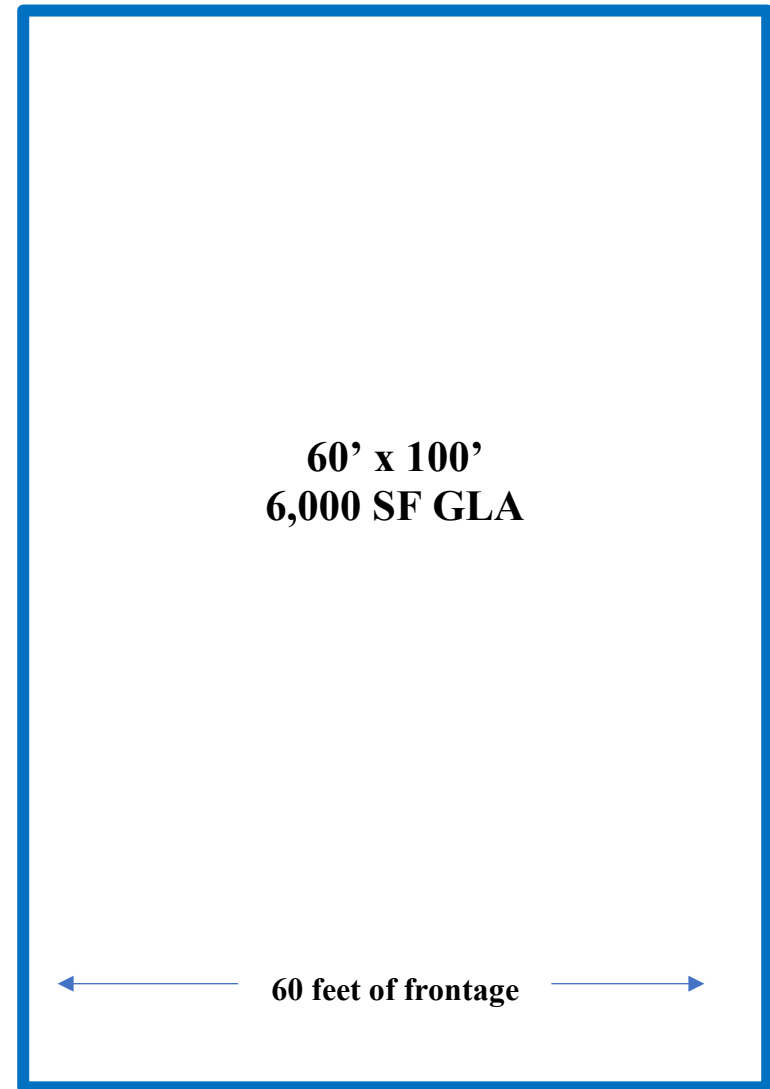
197,438 square feet

Parking

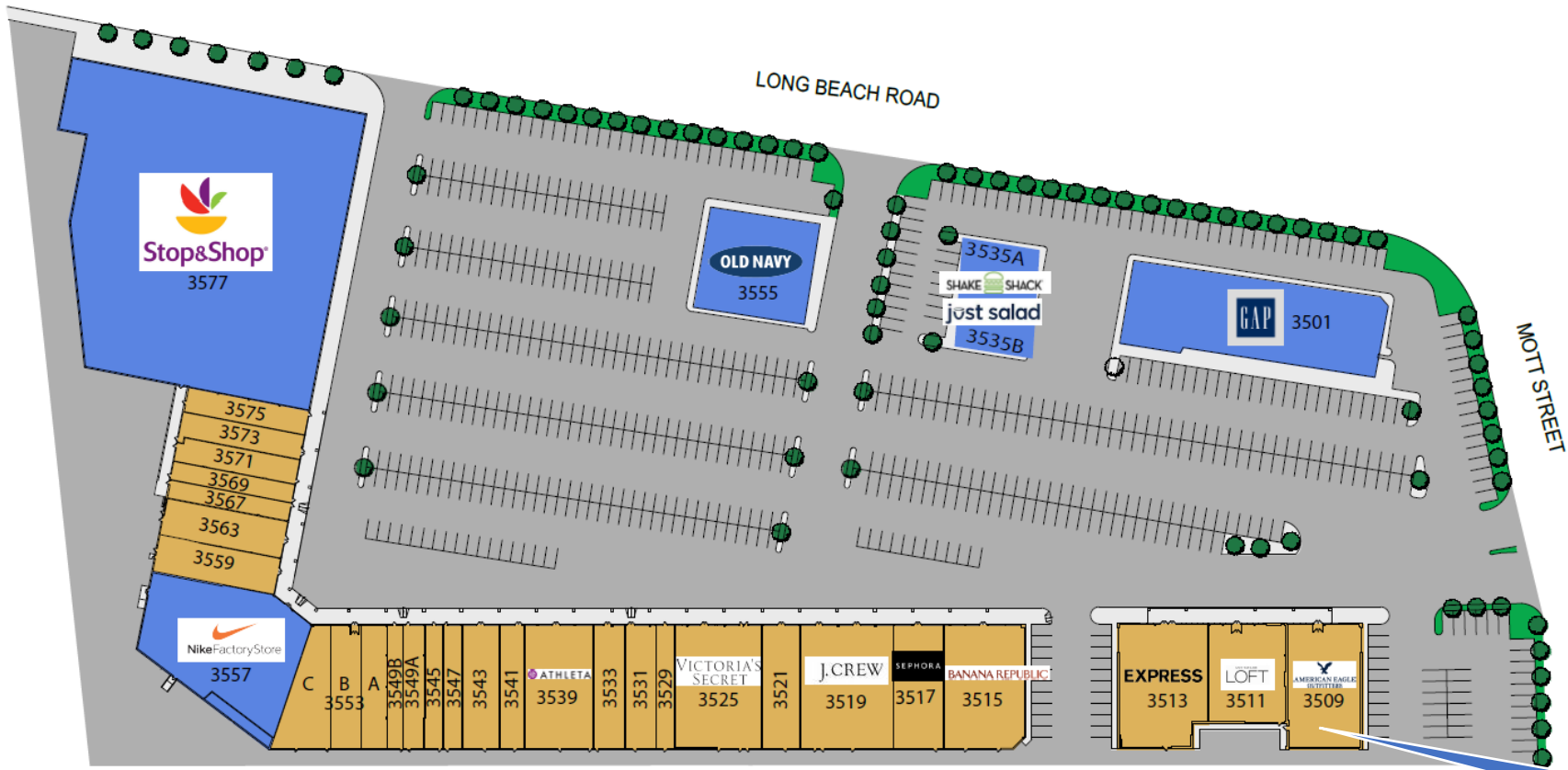
860 cars

Possession

February 2024



LEASE PLAN



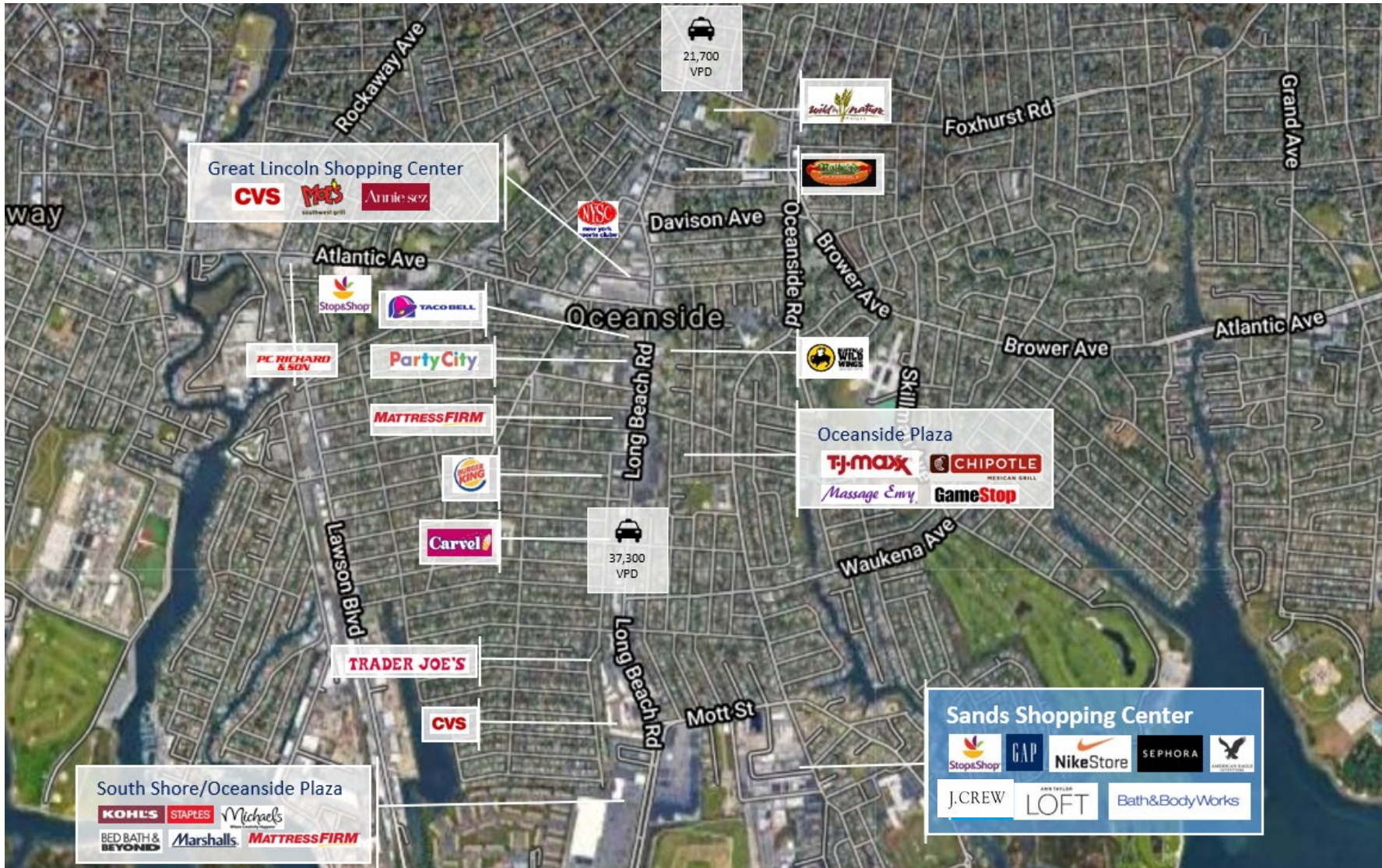
- ANCHOR TENANT & PAD SITES
- RETAIL TENANT

3577 - STOP & SHOP	62,200 SF	3543 - VICTORIAS NAILS	3,000 SF
3575 - PURE BARRE	2,000 SF	3541 - INCREDIBLE FEET	2,000 SF
3573 - D' COCCO'S PIZZA	2,000 SF	3539 - ATHLETA	5,500 SF
3571 - NORTHWELL HEALTH	2,000 SF	3535A - SHAKE SHACK	3,000 SF
3569 - SANDS CLEANERS	1,500 SF	3535B - JUST SALAD	2,000 SF
3567 - DUTCHESS COOKIES	1,500 SF	3533 - DENTAL 365	2,500 SF
3563 - ORANGE THEORY	3,000 SF	3531 - DERMATOLOGY SPECIALIST	2,500SF
3559 - BATH & BODY WORKS	3,000 SF	3529 - COHEN'S OPTICAL	1,500 SF
3557 - NIKE FACTORY STORE	11,042 SF	3525 - VICTORIA'S SECRET	7,000 SF
3555 - OLD NAVY	12,652 SF	3521 - RUBY AND JENNA	3,000 SF
3553A - WEBSTER BANK	2,500 SF	3519 - THE CHILDREN'S PLACE	7,500 SF
3553B - MIXOLOGY	2,050 SF	3517 - SEPHORA	4,000 SF
3553C - KARATE CENTER	3,116 SF	3515 - BANANA REPUBLIC	6,450 SF
3549A - SANDS CAFE	1,750 SF	3513 - EXPRESS	7,000 SF
3549B - GNC	1,250 SF	3511 - LOFT	5,000 SF
3545 - SANDS LIQUOR	1,500 SF	3509 - AMERICAN EAGLE	6,000 SF
3547 - BYOU LASER	1,500 SF	3501 - GAP	14,900 SF



SITE

AERIAL



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