

EAST END COMMONS

607 Old Country Road
Riverhead, Suffolk County, NY 11901

**NEW MIXED-USE REDEVELOPMENT
CURRENTLY IN PROGRESS**
70,165 SF Available

EAST END COMMONS

70,165 SF Available
*Sub-divisions and
Conversions Considered*
Total Property GLA 187,528 SF

CURRENT TENANTS

BJ'S Wholesale Club
(70,223 SF)
New Location! Suffolk
County Department of
Social Services (38,555 SF)

AREA HIGHLIGHTS

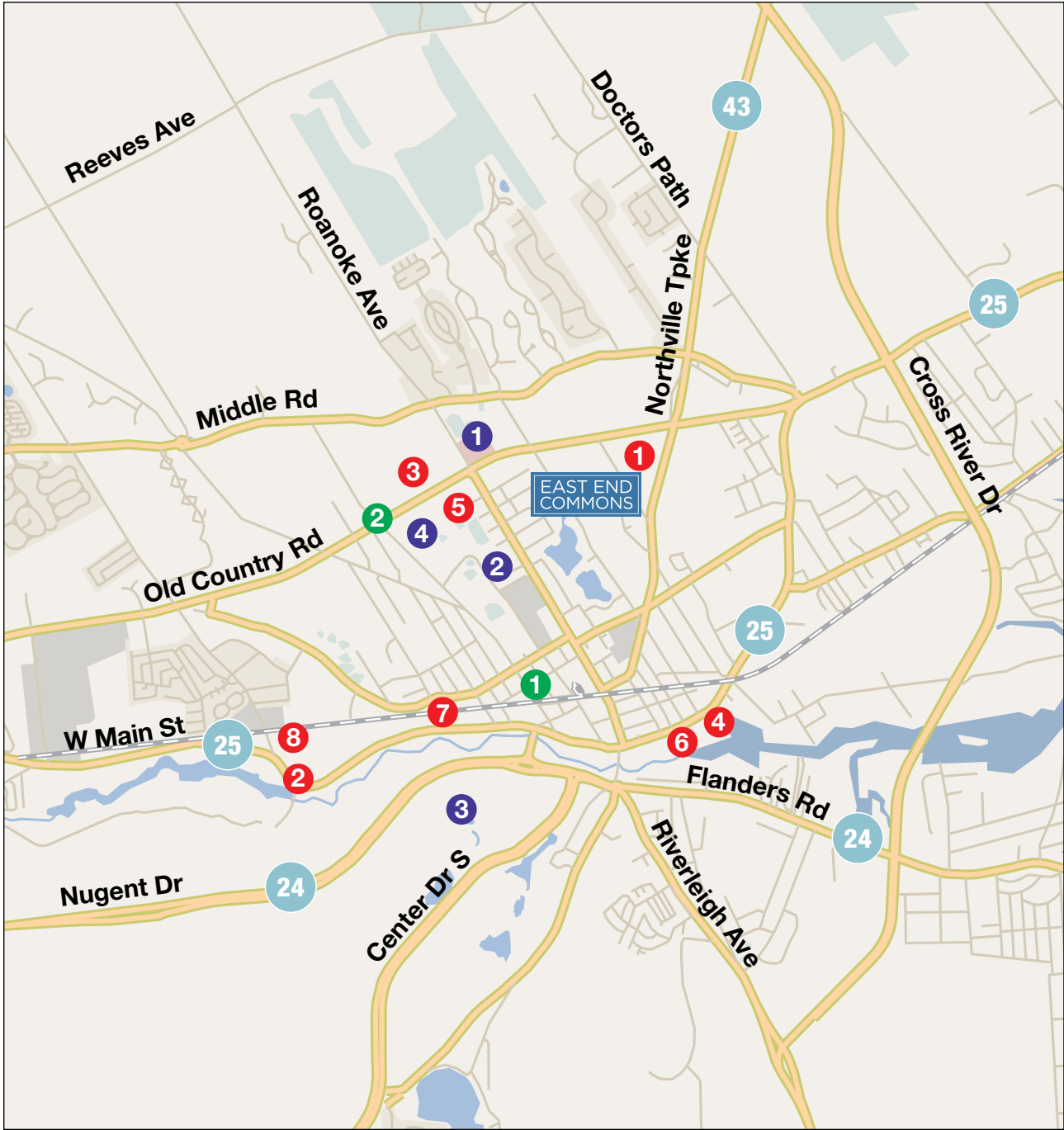
Premier Suffolk County
Location on Eastern
Long Island
Population: 1.5 million
Median Household Income:
\$93,000

IDEAL LOCATION

Situated in the heart of
Riverhead at the highly
visible intersection of
Oliver Street, Northville
Turnpike, and Old Country
Road, the major east-west
thoroughfare that connects
Suffolk County with Nassau
County and New York City.



EAST END COMMONS



Excellent Highway Accessibility

- 25 NY State Route 25
- 43 Northville Turnpike (Route 43)
- 24 Flanders Road (Route 24)

Easily accessible from Long Island Expressway and Sunrise Highway

Public and Mass Transit

- 1 LIRR Riverhead Station (65 miles to Queens/ NYC)
- 2 Hampton Jitney Bus (61 miles to Queens/ NYC)

Near Shopping and Destinations

- 1 BJ's (shared cross-traffic clientele)
- 2 Tanger Outlets Riverhead (Saks OFF 5th, Cole Haan, Pottery Barn)
- 3 Roanoke Plaza (T.J. Maxx, Walgreens, Target)
- 4 Long Island Aquarium and Exhibition Center
- 5 Riverhead Centre
- 6 Hyatt Place
- 7 Holiday Inn Express
- 8 Hilton Garden Inn

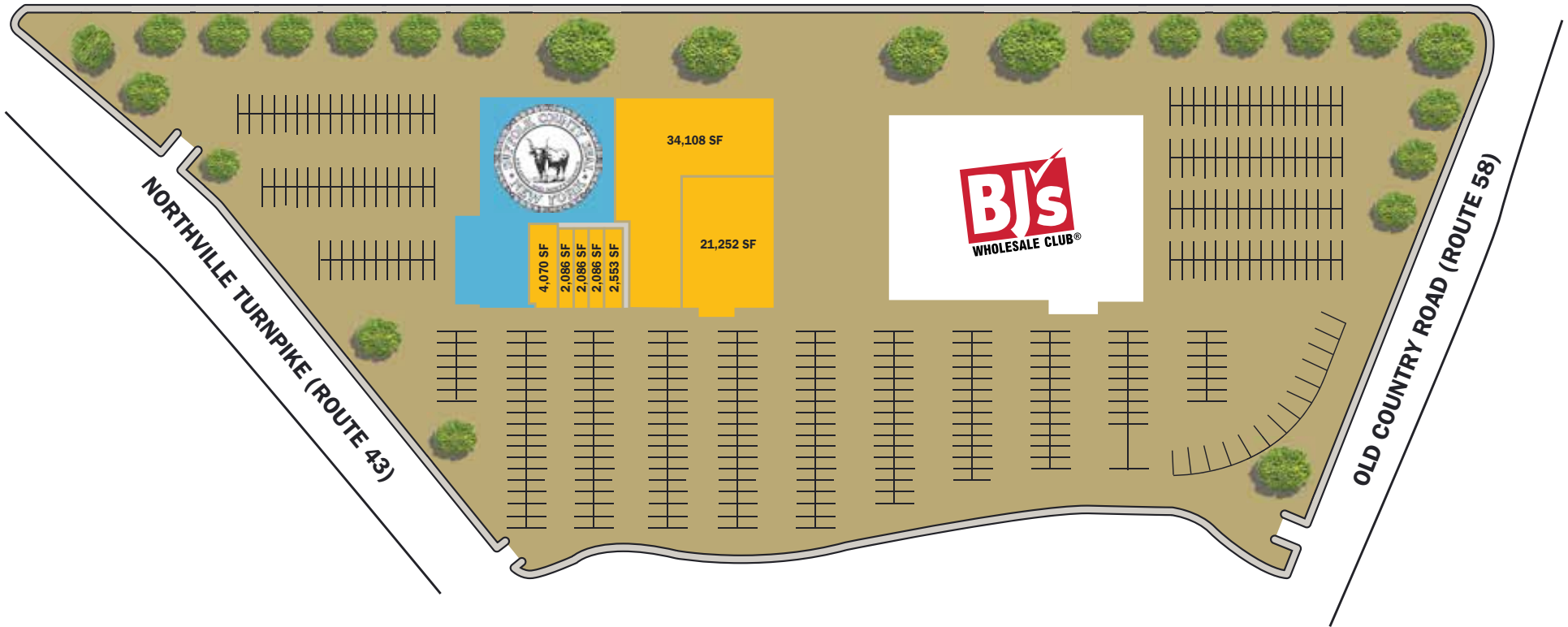
Numerous restaurants and eateries nearby including Starbucks, Applebee's, Friday's, Panera Bread, and McDonald's

Nearby Medical Facilities

- 1 Peconic Bay Medical Center
- 2 Children's Health and Therapeutic Services Hospital (CHATS)
- 3 HRHCare Health Center at Riverhead
- 4 ProHEALTH Urgent Care of Riverhead

EAST END COMMONS

OLIVER STREET



- Suffolk County Department of Social Services
- Mixed-Use Redevelopment In Progress
- BJ's Wholesale Club