

BEDFORD GREEN SHOPPING CENTER

BEDFORD HILLS, NY



Bedford Green Shopping Center is a 90,589 SF shopping center prominently situated along Route 117 (Bedford Rd) in the Bedford Hills/Mt Kisco trade area in Westchester County, NY. Bedford Green S.C. caters to a population of high-incomes and strong density and is located directly off the Saw Mill Parkway, and just a few minutes from I-684.

LEASING

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ACADIA
REALTY TRUST

411 Theodore Fremd Ave | Ste 300
Rye, NY 10580

MARKET AERIAL

Exit 38 direct access

BEDFORD GREEN S.C.
CVS pharmacy VINE & C^{MD} Massage Envy EUROPEAN WAX CENTER

KOHL'S

17k CARS DAILY

SKY ZONE

36k CARS DAILY

BROOKSIDE VILLAGE
petco Staples FIVE GUYS BURGERS and FRIES FedExOffice

MOUNT KISCO COMMONS
TARGET STOP&SHOP CHIPOTLE MEXICAN GRILL T-Mobile Starbucks

15k CARS DAILY

HomeGoods

CAP F45 ATHLETA
CHOP T The Hamlet NEW YORK Starbucks
STRETCH LAB chico's T-Mobile
Whim SHOES & MORE

PartyCity

Orangetheory FITNESS

CVS pharmacy

Bareburger KITCHEN + BAR

TJ-maxx

BEN & JERRY'S

DUNKIN'

SAW MILL RIVER PKWY

BEDFORD RD (RTE 117)



SITE PLAN



TENANT ROSTER

1. Available	37,981 sf	8. Available	1,050 sf	16. Storage	12,860 sf
2. Vine & Co	5,531 sf	9. European Wax Center	1,117 sf	17. Storage	4,374 sf
3. Available	2,828 sf	10. Available	4,341 sf	18. Storage	7,364 sf
4. Message Envy	3,270 sf	11. Available	4,125 sf	19. Storage	1,077 sf
5. J&M Deli	1,232 sf	12. CVS	14,343 sf	20. CVS	2,424 sf
6. Available	9,536 sf	14. Available	3,485 sf		
7. Available	1,750 sf	15. Storage	3,416 sf		

DEMISING PLAN A



KEY

LEASED AVAILABLE

DEMISING PLAN B



KEY

LEASED AVAILABLE

PAD AVAILABLE



○ 3,485 SF

● Drive Thru in place

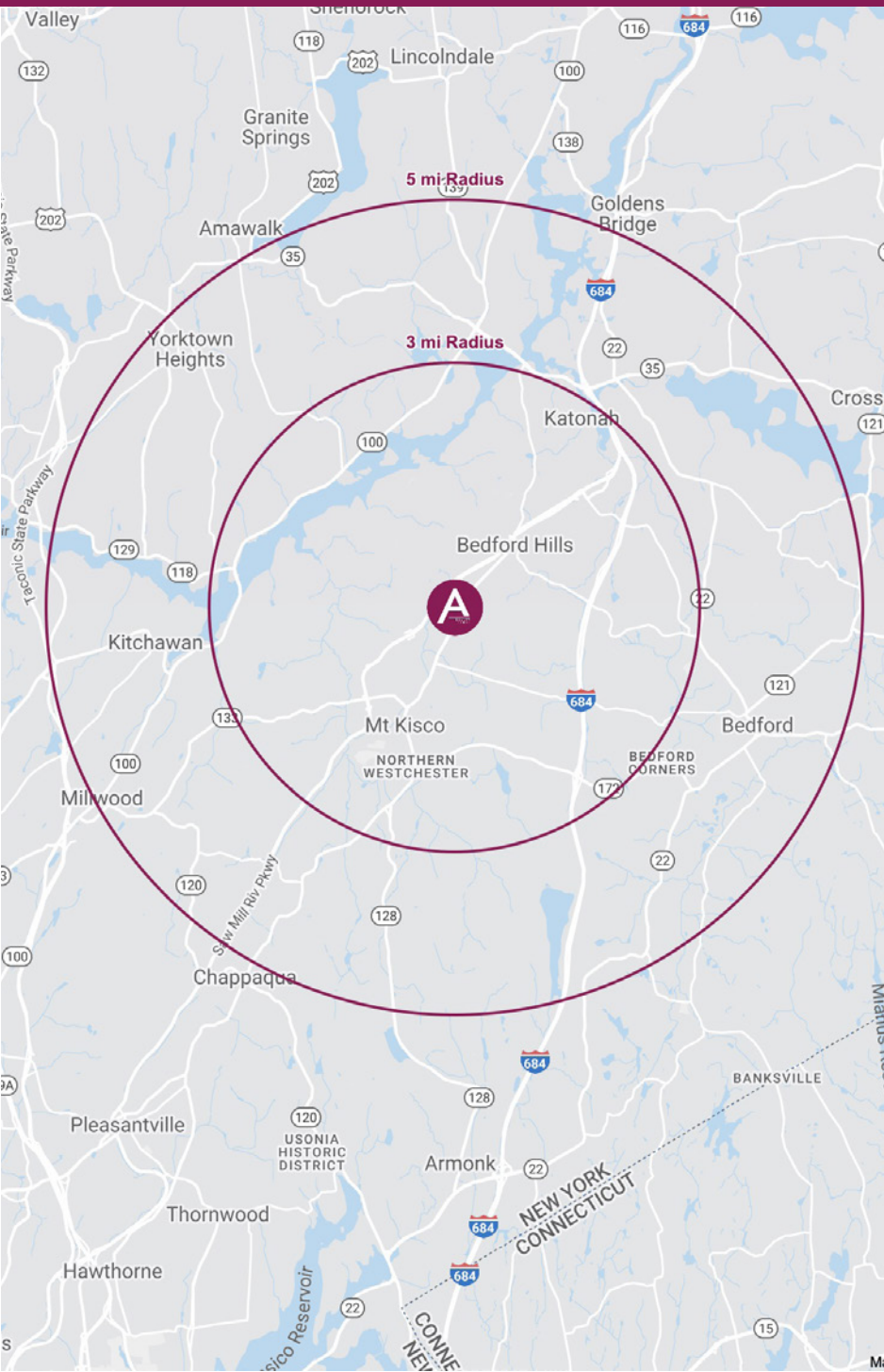
● Retail or Restaurant considered

● Can be demised

KEY



DEMOGRAPHICS



DEMOGRAPHICS

	3 MI.	5 MI.
POPULATION	24,939	51,465
DAYTIME POPULATION	31,617	58,214
HOUSEHOLDS	8,812	17,540
AVG HH INCOME	\$146,466	\$247,102
MED HH INCOME	\$95,528	\$162,955
% COLLEGE EDUCATED	62.6%	70.3%