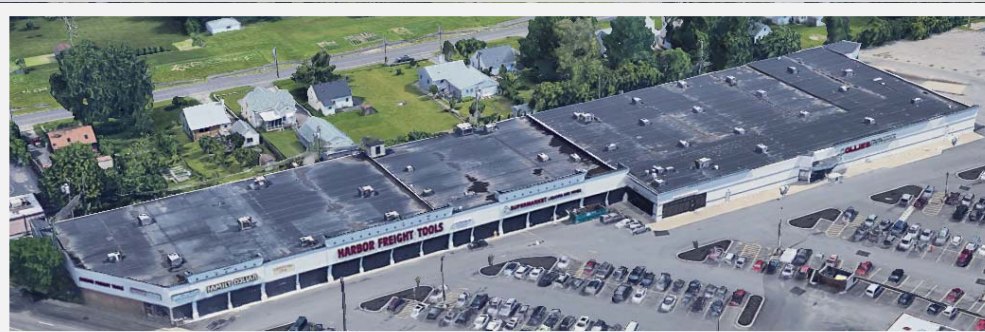


# MIL-PINE PLAZA

8400-8440 NIAGARA FALLS BLVD | NIAGARA FALLS, NEW YORK

***RETAIL SPACE AVAILABLE***



4053 MAPLE ROAD  
AMHERST, NY 14226  
PHONE (716) 833-4986 EXT 382  
WWW.BENCHMARKGRP.COM  
KEVIN ZUGGER  
KZUGGER@BENCHMARKGRP.COM

# MIL-PINE PLAZA

8400-8440 NIAGARA FALLS BOULEVARD  
NIAGARA FALLS, NEW YORK

- SPACE AVAILABLE: 4,358 & 8,000 SQUARE FEET
- SITUATED IN A HEAVY RETAIL CORRIDOR AT THE INTERSECTION OF NIAGARA FALLS BLVD AND MILITARY ROAD
- TENANTS INCLUDE OLLIE'S BARGAIN OUTLET, HARBOR FREIGHT, POPEYE'S CHICKEN, SUPERMARKET LIQUORS & WINES, TIM HORTONS, MIRACLE EAR & BEST NAILS
- TRAFFIC COUNTS: OVER 41,000 VEHICLES PASS THE SITE DAILY
- AREA RETAIL INCLUDES SUPER WAL-MART, TARGET, WEGMANS, TOPS, SAM'S CLUB, TJ MAXX, FASHION OUTLETS OF NIAGARA FALLS USA AND SEVERAL NATIONAL RESTAURANTS
- CONTACT KEVIN ZUGGER FOR FURTHER INFORMATION

<u>DEMOGRAPHICS</u>			
	<u>1 MILE</u>	<u>3 MILE</u>	<u>5 MILE</u>
<u>POPULATION</u>	10,793	35,333	85,808
<u>AVG HH INCOME</u>	\$76,044	\$79,790	\$74,746

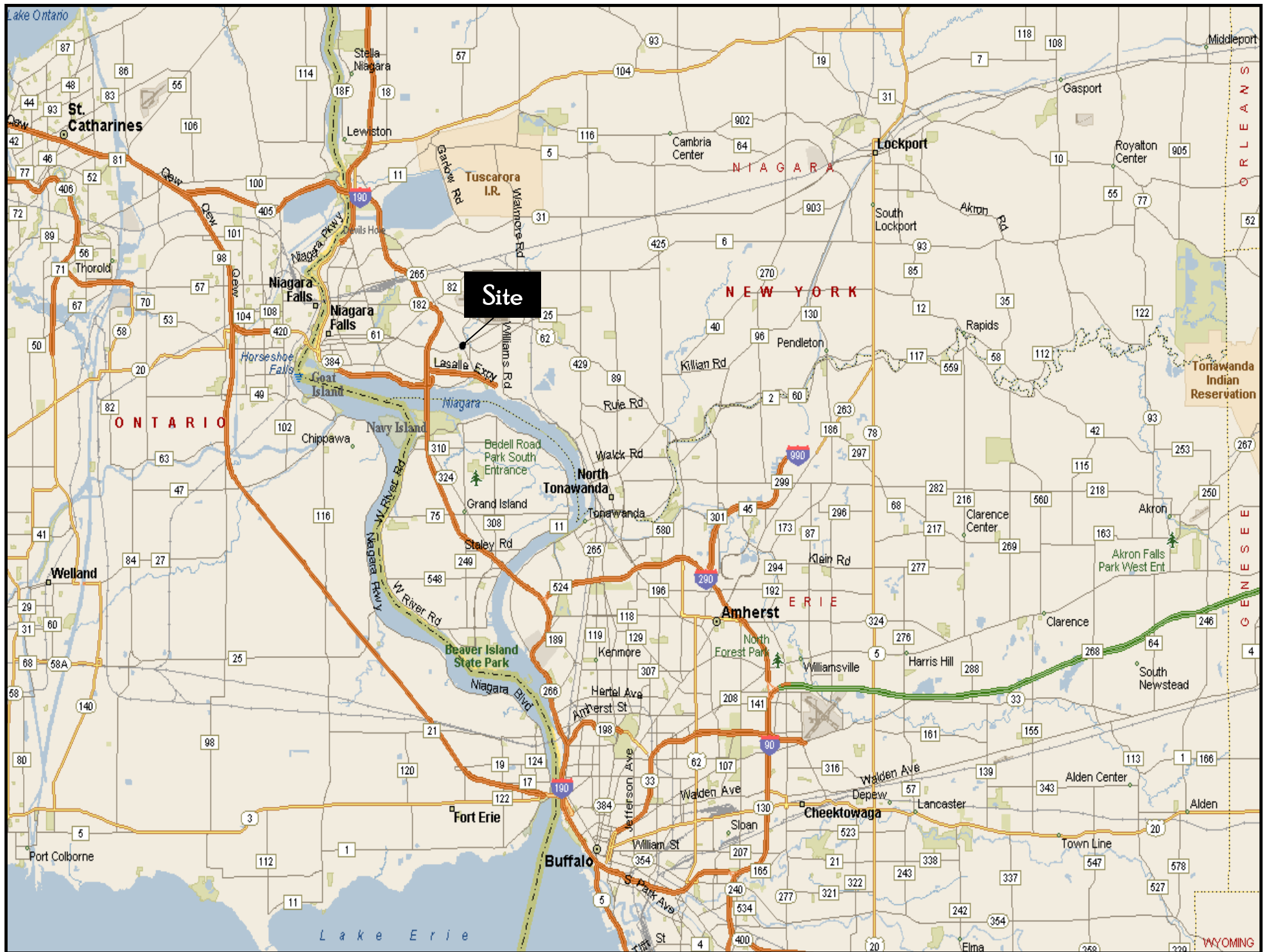
All information furnished as submitted may be subject to errors and omissions. No warranty or representation is made as to accuracy thereof.

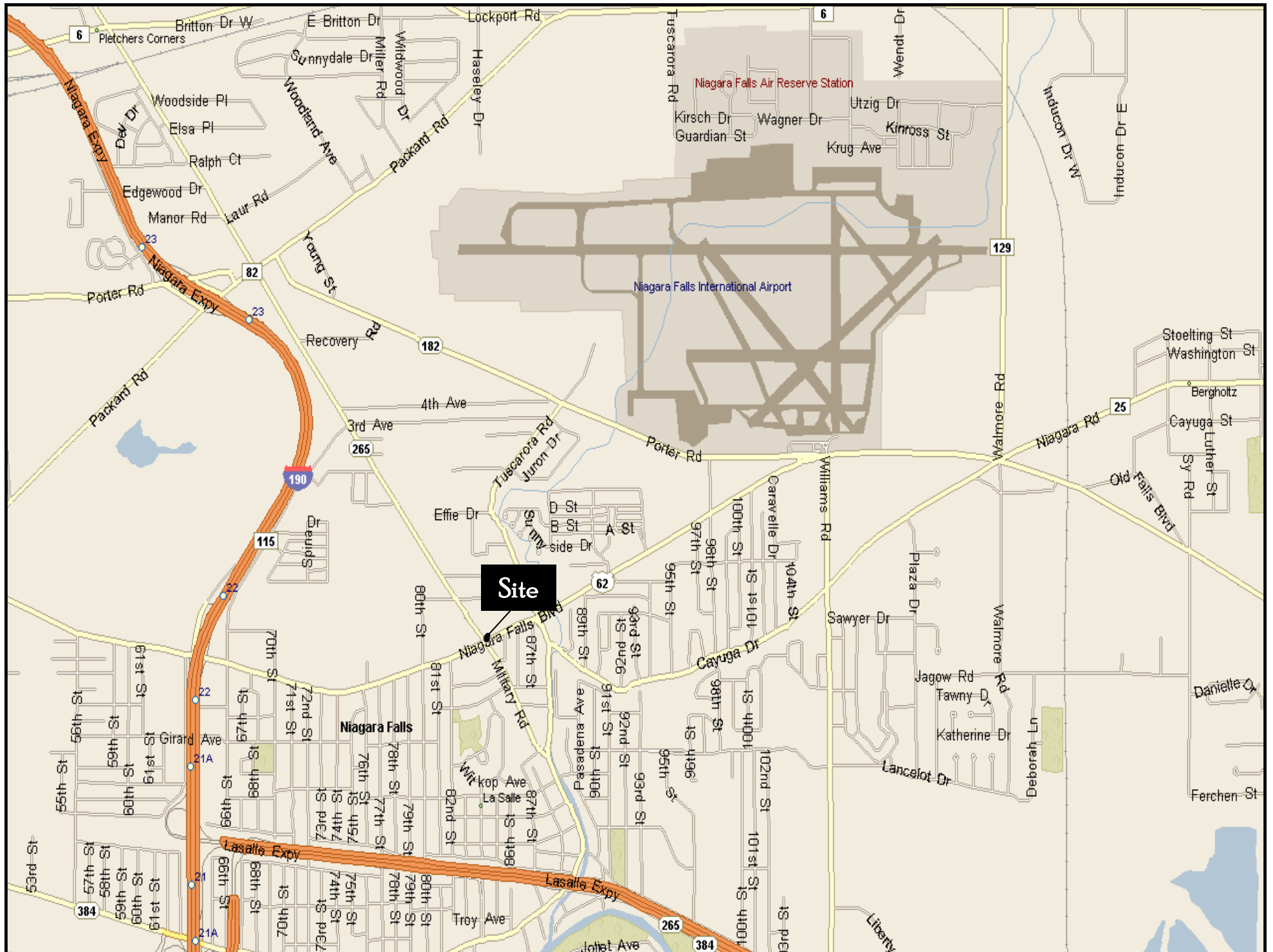




MIL-PINE PLAZA  
NIAGARA FALLS, NEW YORK









MIL-PINE PLAZA ~ NIAGARA FALLS, NEW YORK



MIL-PINE PLAZA ~ NIAGARA FALLS, NEW YORK

AVAILABLE  
8,000 sf

AVAILABLE  
4,358 sf

Miracle  
Ear

HARBOR  
FREIGHT  
TOOLS

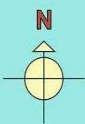
Supermarket  
Liquors

Best Nails

OLLIE'S  
Bargain  
OUTLET

Tim  
Hortons

POPEYES  
CHICKEN & BISCUITS



Mil-Pine Plaza



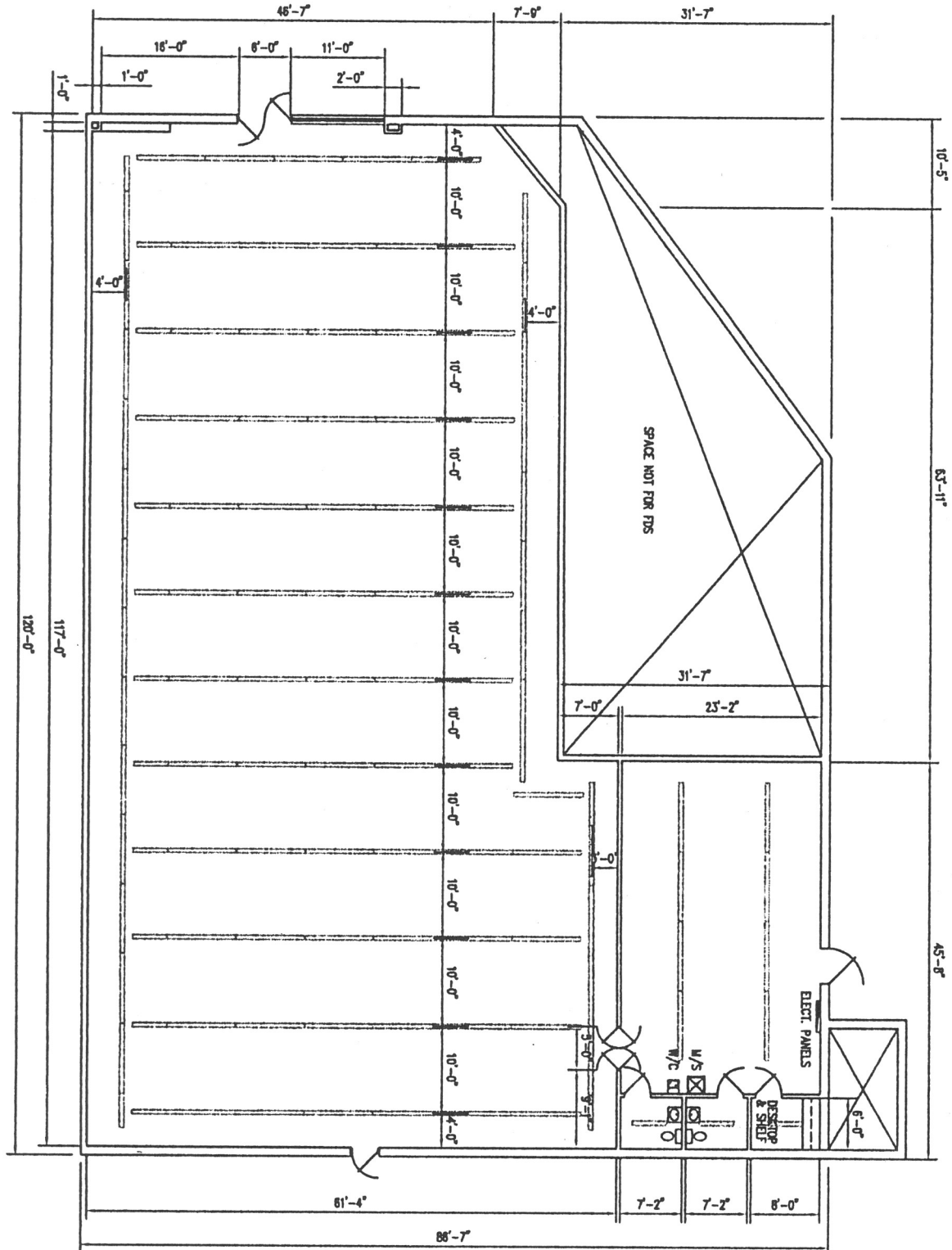


# Mil-Pine Plaza - Niagara Falls, NY



# Mil-Pine Plaza

8,000 sf AVAILABLE



# Mil-Pine Plaza

4,358 sf AVAILABLE

