

37 RAYMOND AVENUE

POUGHKEEPSIE, NY 12603

RETAIL OFFICE SPACE



OFFERING SUMMARY

Lease Rate:	\$3,000.00 per month (Gross)
Building Size:	3,000 SF
Available SF:	1,200 SF
Number of Units:	2

PROPERTY OVERVIEW

1,200 SF Retail or Office Space on Raymond Ave.

Ideal location for any retail or office business that would benefit for a highly visible location. The space has large display windows along Raymond Ave, with space for office or storage in the back.

This building is in the middle of everything between Zimmer Brothers Jewelers and The Arlington, a mix-used new development featuring 196 residential units and commercial tenants, one block away from Vassar College, and close to the major area hospitals, commercial center, transportation hubs, and more!

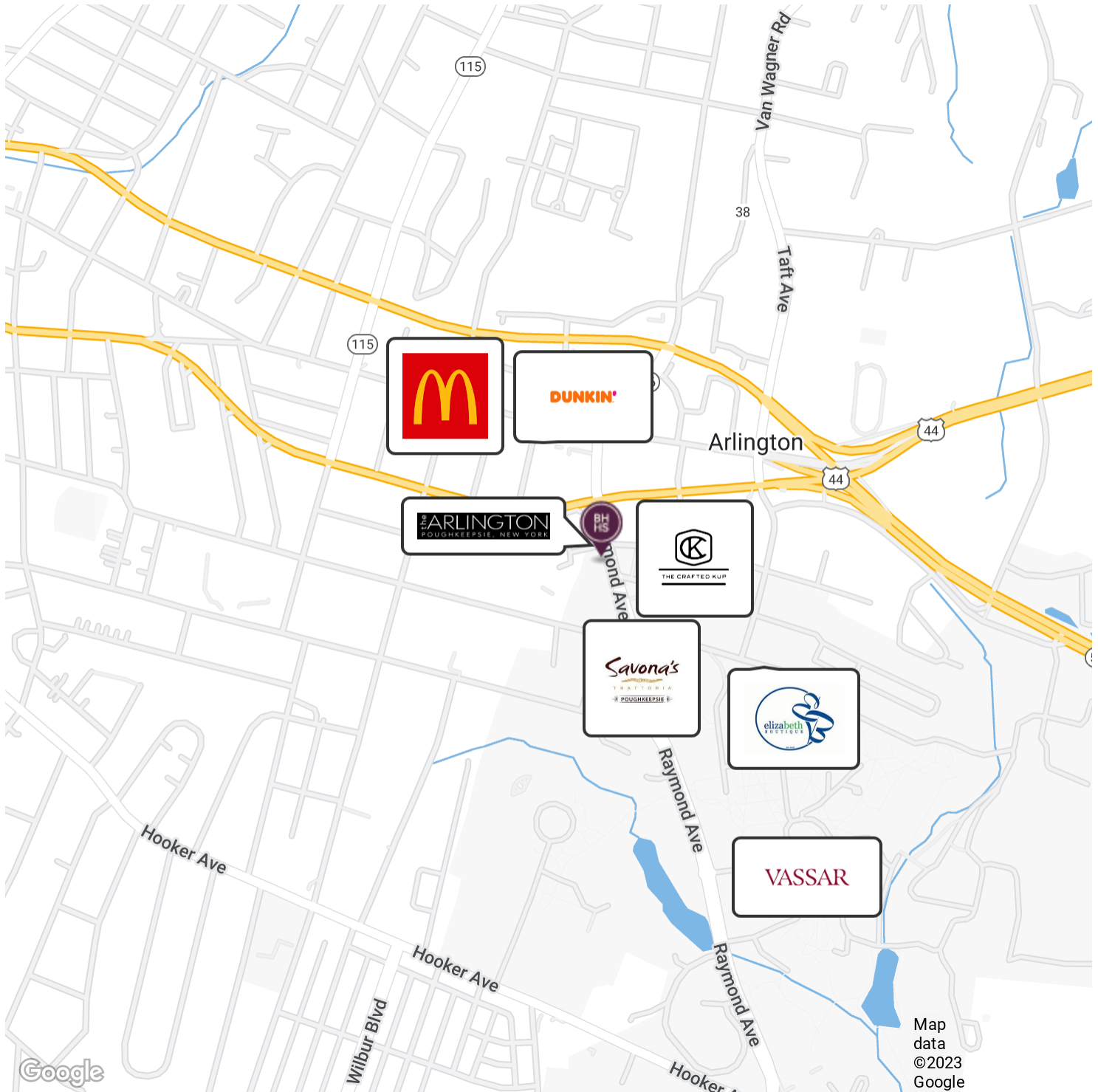
BRIAN MOSSEY

Real Estate Salesperson
D. 845.288.4367
bmossey@bhhshudsonvalley.com

37 RAYMOND AVENUE

POUGHKEEPSIE, NY 12603

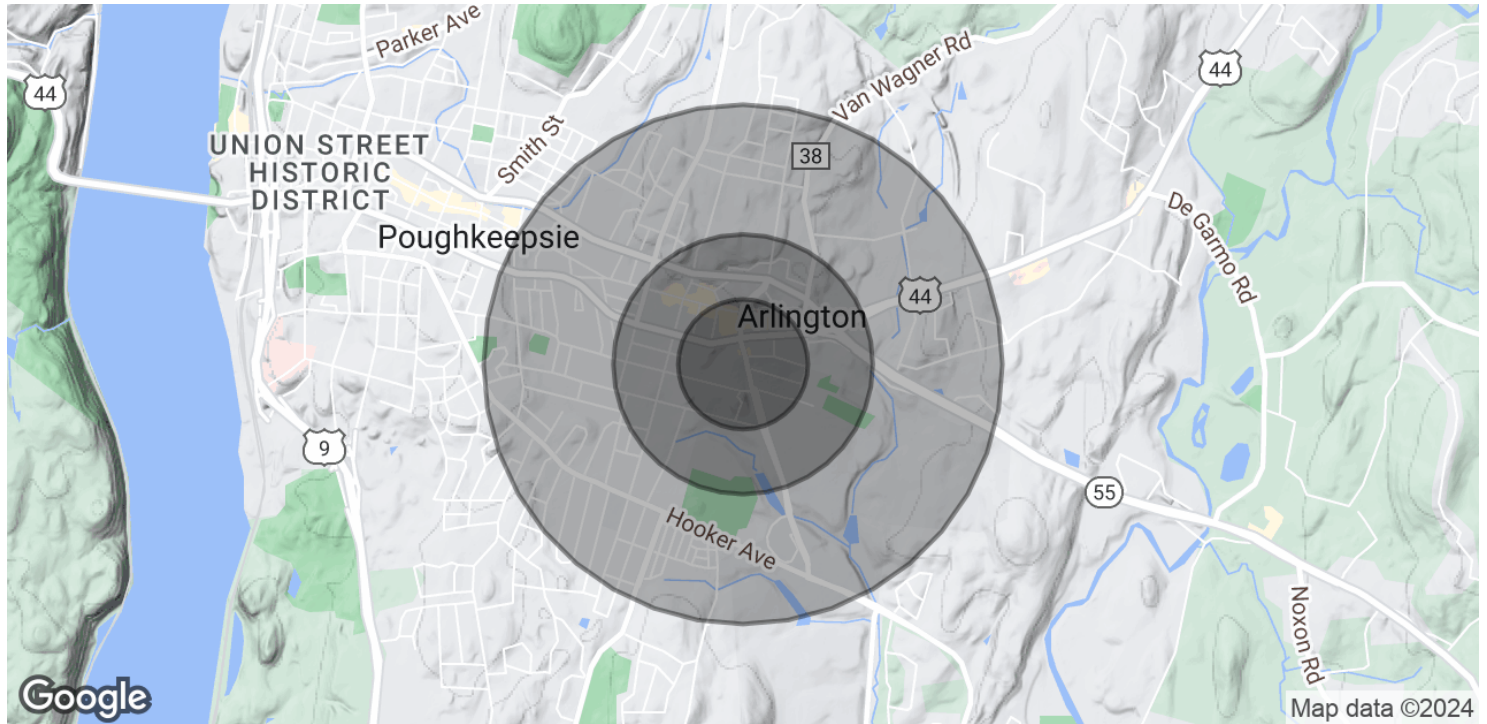
LOCATION MAP



37 RAYMOND AVENUE

POUGHKEEPSIE, NY 12603

DEMOGRAPHICS MAP & REPORT



POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	666	4,027	16,271
Average Age	39.8	35.1	36.4
Average Age (Male)	42.3	35.1	36.3
Average Age (Female)	40.6	37.6	37.4
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	378	1,716	6,515
# of Persons per HH	1.8	2.3	2.5
Average HH Income	\$60,855	\$70,060	\$72,914
Average House Value	\$205,006	\$184,805	\$183,187

* Demographic data derived from 2020 ACS - US Census