

FOR LEASE

1471 Route 9

Lake George, NY 12845



PROPERTY INFO

- New construction ideally positioned within a bustling shopping hub with several neighboring outlet malls.
- High foot traffic and daily traffic count at 11,955 AADT.
- Available occupancy beginning October 2024.
- Easily accessible from I-87.
- Drive thru available.

2024 Demographics

	1 Mile	3 Miles	5 Miles
Population	919	35,510	85,266
Average HH Income	\$108,491	\$106,740	\$104,928
Est. Adj. Daytime Demographics (16+)	1,578	35,838	70,783

AVAILABLE SPACE

- 2,335 SF with drive thru
- 2,000 SF
- * Can be combined for 4,335 SF

CALL FOR PRICING

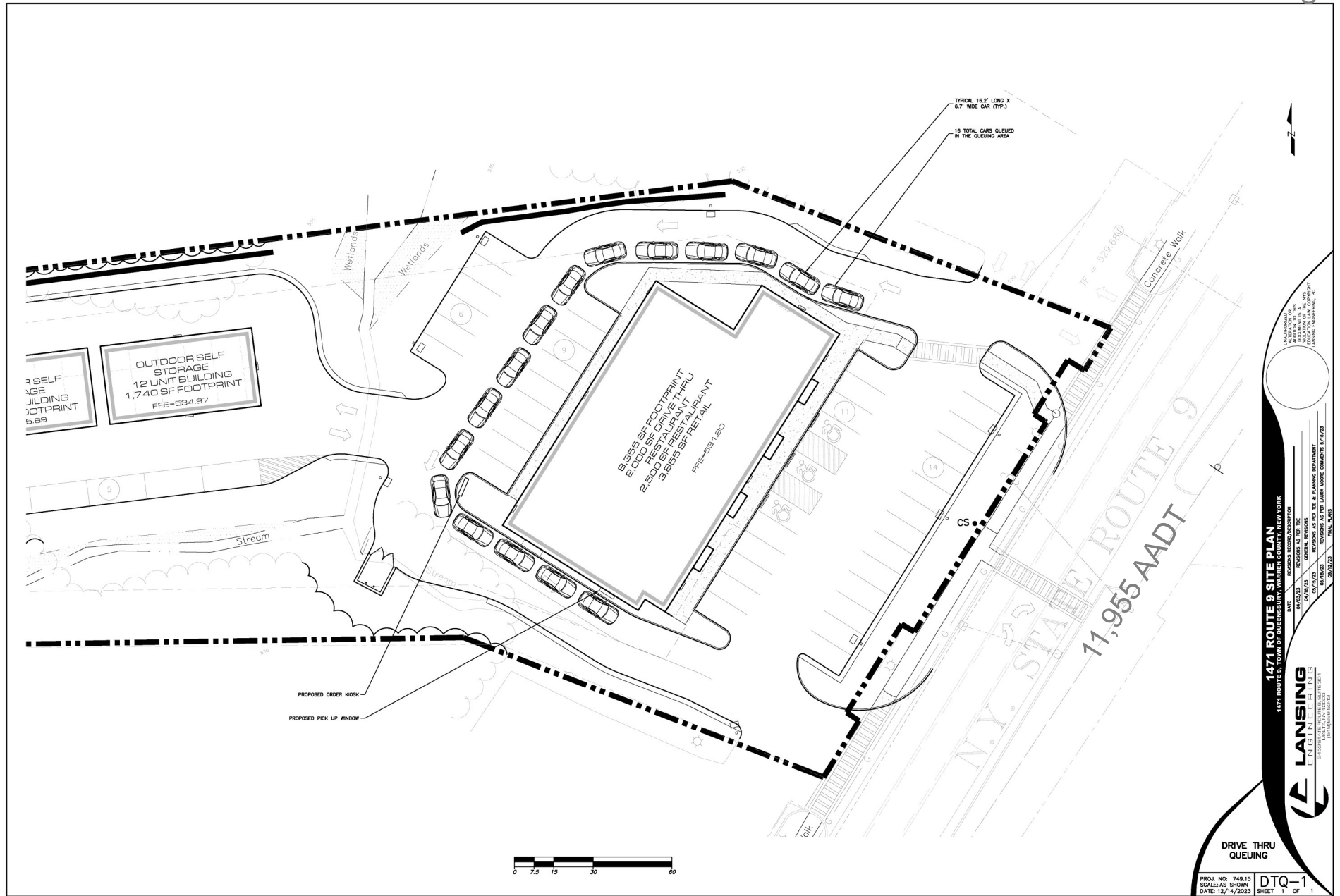
518-496-8523

Vlad Goykhman, Senior Associate, Associate Broker
vlad@redmarkrealty.com | 518-496-8523



Value...through performance

Drive Thru Queuing

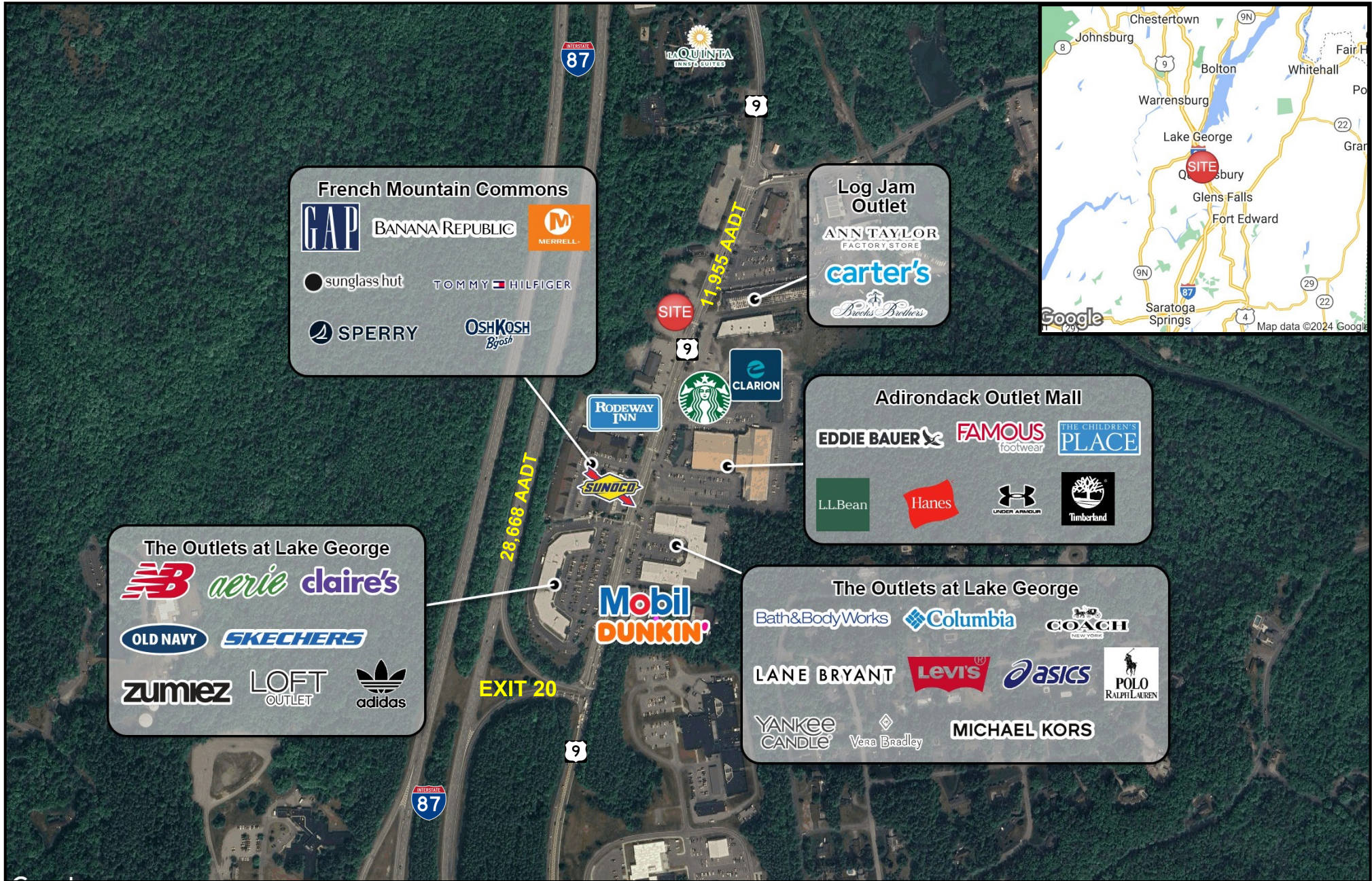


1471 ROUTE 9 SITE PLAN
 1471 ROUTE 9, TOWN OF GREENWICH, WAYNE COUNTY, NY
 DATE: 01/17/23
 REVISIONS AS PER FEE
 ORIGINAL REVISIONS DATE: 01/17/23
 REVISIONS AS PER FEE & PLANNING DEPARTMENT DATE: 01/17/23
 REVISIONS AS PER LANA WORK COMMENTS DATE: 01/17/23
 FINAL PLANS DATE: 01/17/23

LANES ENGINEERING
 1471 ROUTE 9, TOWN OF GREENWICH, WAYNE COUNTY, NY
 (518) 537-1111
 WWW.LANESENGINEERING.COM

DRIVE THRU QUEUING
 PROJ. NO: 749.15
 SCALE: AS SHOWN
 DATE: 12/14/2023
DTQ-1
 SHEET 1 OF 1

FOR LEASE | 1471 Route 9 | Lake George, NY 12845



French Mountain Commons

GAP BANANA REPUBLIC **MERRELL**

● sunglass hut TOMMY HILFIFIGER

SPERRY **OSH KOSH Bigosh**

Log Jam Outlet

ANN TAYLOR FACTORY STORE

carter's

Brooks Brothers

Adirondack Outlet Mall

EDDIE BAUER **FAMOUS footwear** **THE CHILDREN'S PLACE**

L.L.Bean **Hanes** **UNDER ARMOUR** **Timberland**

The Outlets at Lake George

NEW BALANCE **aerie** **claire's**

OLD NAVY **SKECHERS**

zumiez **LOFT OUTLET** **adidas**

The Outlets at Lake George

Bath&BodyWorks **Columbia** **COACH**

LANE BRYANT **Levi's** **asics** **POLO RALPH LAUREN**

YANKEE CANDLE **Vera Bradley** **MICHAEL KORS**

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