

# \*\* PRESS RELEASE \*\*

FEBRUARY 2025

## ROYAL PROPERTIES NAMED EXCLUSIVE BROKER TO SELL FOUR RETAIL CENTERS IN LOWER WESTCHESTER COUNTY



Royal Properties Inc. is pleased to announce we have been hired as exclusive brokers to sell four Retail Properties in Westchester County, New York.

Fleetwood Center is a 9,000 SF strip comprised of nine retailers located on Grand Street in the Fleetwood section of Mount Vernon. The property is fully leased, within walking distance to the Fleetwood Train Station, in close proximity to the Cross County Parkway and has been recently updated. The property is also contiguous to 42 Broad, a new luxury 256-unit apartment building.

137-141 Larchmont Avenue in affluent Larchmont, NY is a 10,095 SF retail and residential apartment building comprised of four retail stores and six apartments. The property is located in the heart of the Larchmont business district, features dedicated parking and is in close proximity to the Larchmont train station and neighboring highways.

215 North Avenue is a 5,000 SF retail strip center in busy, downtown New Rochelle, comprised of four stores. The property has 50' of frontage on highly trafficked North Avenue and is surrounded by new residential developments, Monroe College, the New Rochelle transportation hub and I-95.

407 Mamaroneck Avenue is a 9,375 SF multi-unit retail building located in the heart of the downtown Mamaroneck retail corridor at the corner of Mamaroneck Avenue and Spencer Place. This property has tremendous visibility on Mamaroneck Avenue with municipal parking in close proximity.

Jim Aries, Managing Director of Royal Properties, states, "this is a rare opportunity to acquire strong, service-oriented retail in supply-constrained lower-Westchester, these buildings have a strong history of long-term tenancies which will provide a buyer occupancy security along with strong market upside."

For additional information on these opportunities, please contact James Aries at 914-237-3400, Ext. 114 (Jim@RoyalPropertiesInc.com) or Zach Landes at 914-237-3400, Ext. 123 (Zach@RoyalPropertiesInc.com), or David Landes at 914-237-3400, Ext. 104 (David@RoyalPropertiesInc.com).

Royal Properties, Inc. is a full-service brokerage and consulting company providing real estate solutions for landlords and retailers throughout New York, New Jersey & Connecticut. To learn more about Royal Properties, Inc., please call 914-237-3400 or visit our website at [www.royalpropertiesinc.com](http://www.royalpropertiesinc.com).



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