

FOR LEASE

163 Delaware Ave.

Delmar, NY 12054

COMING SOON!



BUILDING SIZE

13,200 SF

AVAILABLE SPACE

- Retail: 2,000-6,600 SF
- Office: 2,000-13,200 SF

CALL FOR PRICING

COMMENTS

- Excellent location and visibility on Delaware Avenue in the heart of Delmar.
- Located at the signalized intersection across from Delaware Plaza.



2023 Demographics

	1 Miles	3 Miles	5 Miles
Population	5,201	79,842	159,459
Average HH Income	\$133,278	\$98,063	\$88,286
Est. Adj. Daytime Demographics (16+)	3,829	64,359	161,048

Alex Kutikov, Principal
Licensed Real Estate Broker

Gordon Heeps, Principal
Licensed Real Estate Broker



Value...through performance

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