



THE SHOPS AT  
*Atlas Park*  
GLENDALE, NY

## MARKET PROFILE 2021

**MAJOR RETAILERS** America's Best Contacts and Eyeglasses, Ashley Furniture, Five Below, Foot Locker, Forever 21, HomeGoods, NY Sports Club, Spectrum, T.J.Maxx, ULTA Beauty, White House | Black Market

**RESTAURANTS & ENTERTAINMENT** California Pizza Kitchen, Chili's, Goldfish Swim School, Laser Bounce, Regal Cinemas, Starbucks

**PROPERTY TYPE** Outdoor Mixed-use Lifestyle Center | **TOTAL SQUARE FEET** 374,000 | **BUILT** 2005

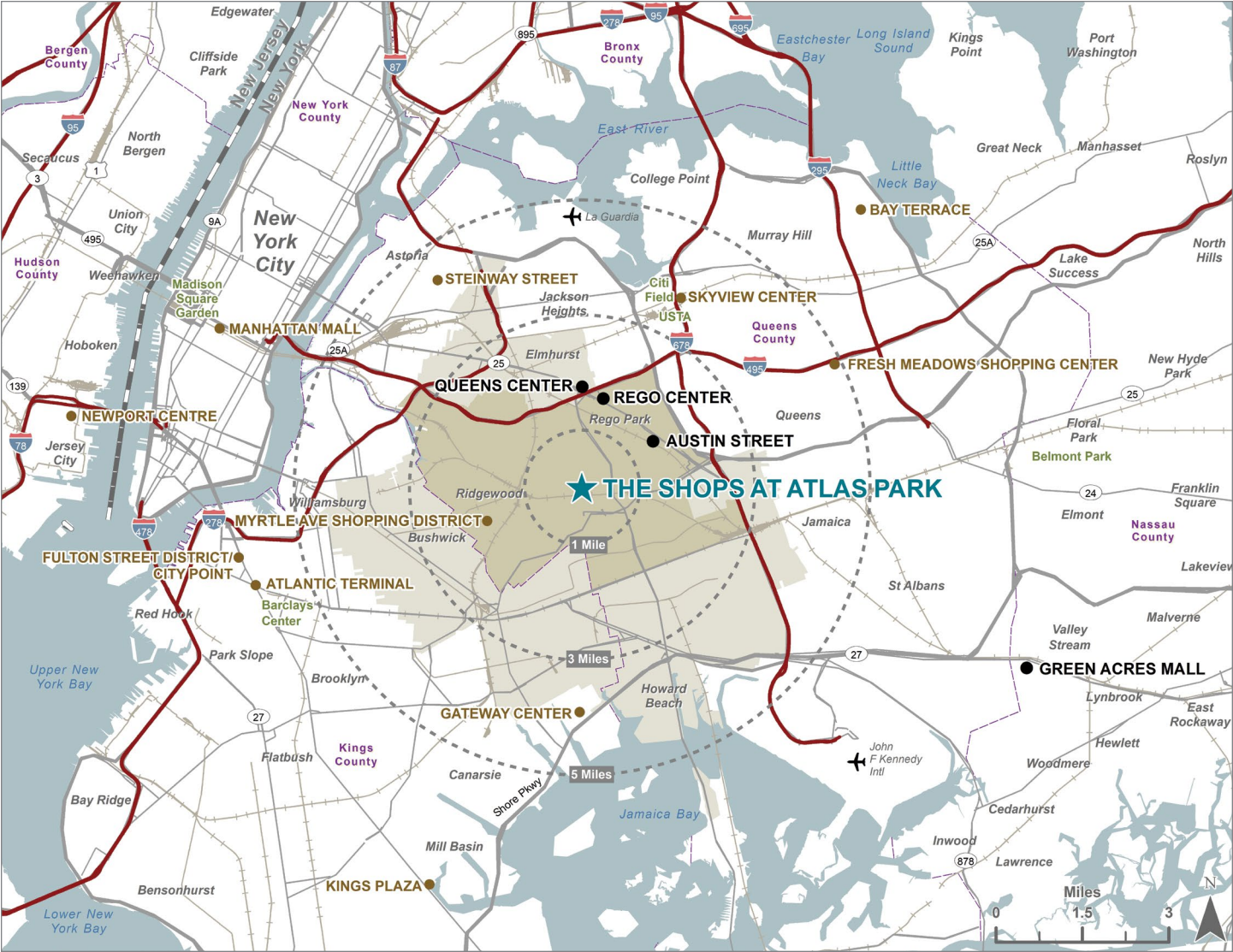
**FOR MORE INFORMATION** 718-326-3300 | [Macerich.com](http://Macerich.com)



# DEMOGRAPHIC SUMMARY

POPULATION	PRIMARY TRADE AREA		TOTAL TRADE AREA		NEW YORK-NEWARK-JERSEY CITY, NY-NJ-PA [MSA]	
2020 Total Population	367,146		1,301,507		20,256,982	
2025 Total Population	370,153		1,323,312		20,507,488	
2020-2025 Population Growth	0.8%		1.7%		1.2%	
HOUSEHOLDS						
2020 Total Households	140,348		450,953		7,408,735	
2025 Total Households	141,480		457,857		7,501,665	
2020-2025 Household Growth	0.8%		1.5%		1.3%	
INCOME						
Average Household Income	\$98,608		\$82,770		\$117,748	
Median Household Income	\$76,434		\$59,227		\$80,384	
Per Capita Income	\$37,699		\$28,703		\$43,168	
HOUSEHOLD INCOME RANGES						
\$50,000 +	94,089	67.0%	259,222	57.5%	4,941,872	66.7%
\$75,000 +	71,612	51.0%	185,596	41.2%	3,928,731	53.0%
\$100,000 +	52,548	37.4%	131,090	29.1%	3,077,746	41.5%
\$150,000 +	25,408	18.1%	61,099	13.5%	1,842,759	24.9%
AGE						
Median Age	39.7		36.3		39.0	
EDUCATION / OCCUPATION						
Bachelor’s Degree Plus	104,309	39.6%	272,406	30.6%	5,923,953	41.8%
White Collar	104,509	60.6%	314,068	55.2%	6,127,999	66.2%
RACE / ETHNICITY						
White	209,998	57.2%	449,650	34.5%	11,453,646	56.5%
Black	15,219	4.1%	295,659	22.7%	3,521,486	17.4%
American Indian	2,221	0.6%	11,192	0.9%	99,818	0.5%
Asian	68,782	18.7%	242,434	18.6%	2,329,718	11.5%
Pacific Islander	266	0.1%	1,229	0.1%	10,250	0.1%
Other Race	70,659	19.2%	301,343	23.2%	2,842,064	14.0%
Hispanic or Latino	123,368	33.6%	468,457	36.0%	5,126,470	25.3%
Not Hispanic or Latino	243,777	66.4%	833,050	64.0%	15,130,512	74.7%
EMPLOYMENT / DAYTIME POPULATION						
	1 MILE		2 MILE		3 MILE	
Total Businesses	1,213		8,126		20,095	
Total Employees	9,885		71,264		175,939	
Daytime Population	42,766		329,280		839,313	

# TRADE AREA MAP

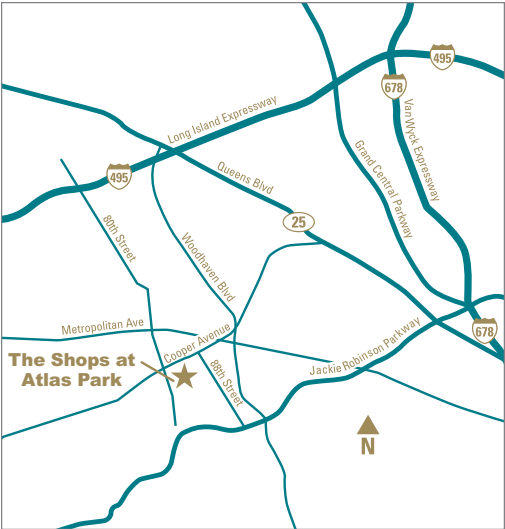


## LEGEND

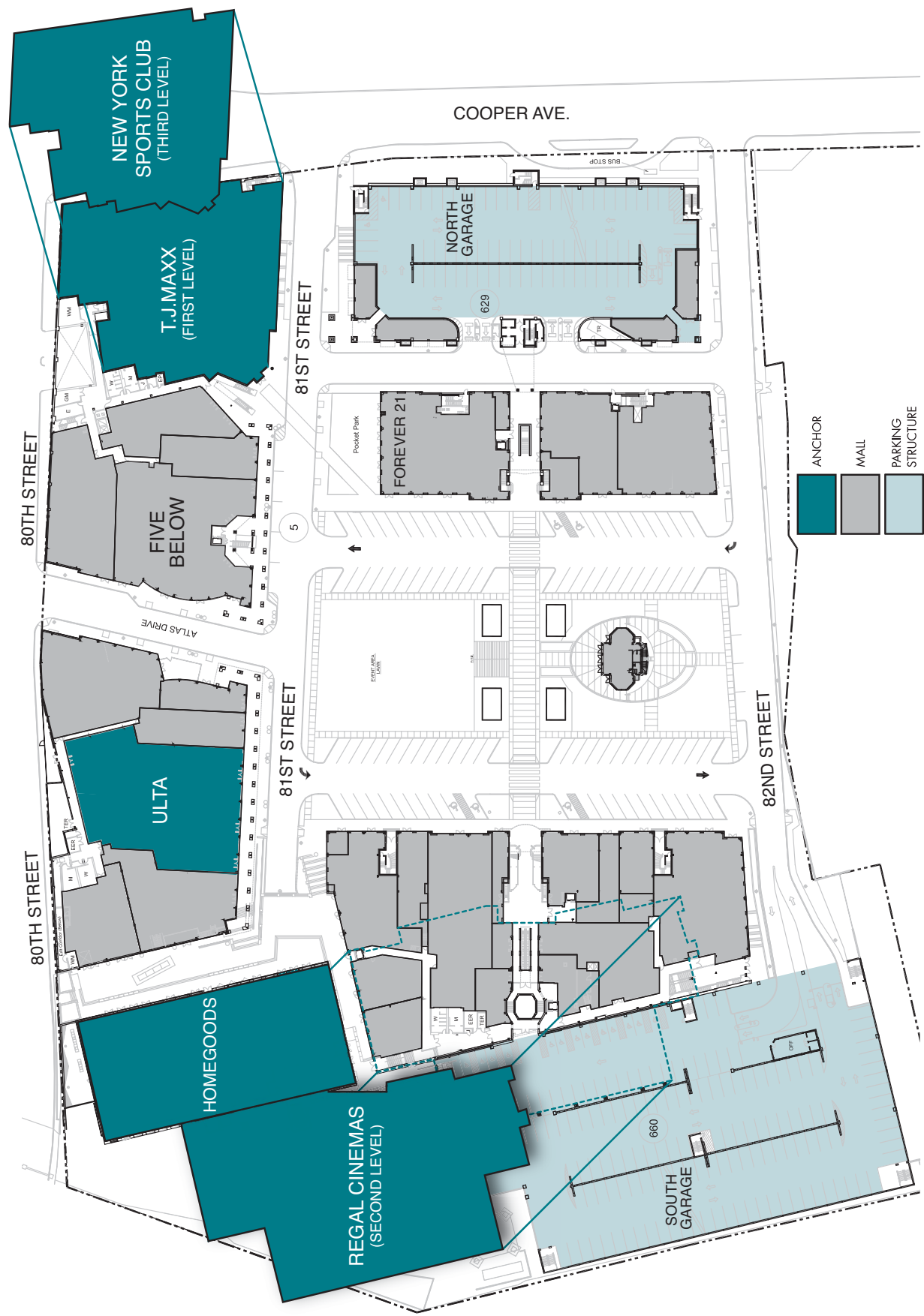
- ★ THE SHOPS AT ATLAS PARK
- PRIMARY TRADE AREA
- SECONDARY TRADE AREA
- COMPETITIVE CENTERS
- OTHER CENTERS



10% PCW



# SITE PLAN



# MARKET FACT SHEET

QUEENS IS HOME TO OVER  
**2.3 MILLION PEOPLE,**  
WHICH WOULD MAKE  
IT THE 4TH LARGEST CITY  
IN AMERICA IF IT WERE  
UNCOUPLED FROM  
GREATER NEW YORK

5 PRIVATE AND 13  
PUBLIC SCHOOLS WITH  
**13,500 STUDENTS**  
WITHIN 1 MILE  
OF ATLAS PARK  
  
QUEENS HAS 7  
COLLEGES SERVING  
**85,000 STUDENTS**

SHOPS AT ATLAS PARK IS 7.6 MILES  
SOUTH OF **LAGUARDIA AIRPORT**  
AND 6.2 MILES NORTH OF  
**JFK INTERNATIONAL AIRPORT**;  
A COMBINED TOTAL OF OVER  
**88 MILLION PASSENGERS A YEAR**  
  
**TRAVELERS ARE SPENDING IN QUEENS**  
QUEENS ACCOUNTS FOR 51%  
OF THE CREDIT CARD ACTIVITY  
OUTSIDE OF MANHATTAN (2019)

38% OF GLENDALE, RIDGEWOOD  
AND MIDDLE VILLAGE  
**WORK IN THEIR HOME BOROUGH**

**EXPANSION OF THE  
LONG ISLAND RAIL ROAD**  
(LIRR) IS ESTIMATED AT \$2 BILLION, ADDING  
9.8 MILES OF A 3RD TRACK ALONG THE  
MAIN LINE CORRIDOR,  
TO BE COMPLETED IN 2022

RIDGEWOOD,  
WITH 70,000+  
RESIDENTS, IS AN  
UP AND COMING  
NEIGHBORHOOD  
BORDERING  
GLENDALE AND  
IS ONE OF THE  
CITY'S NEWEST  
**ARTS AND CULTURE  
SCENES**



ON AVERAGE  
**22,000 CARS**  
PASS THROUGH  
80TH STREET AND  
COOPER AVENUE  
EACH DAY

**WITHIN 3 MILES OF ATLAS PARK**  
– 118,000 HOUSEHOLDS HAVE CHILDREN UNDER 18  
– 43% OF HOUSEHOLDS REPORT \$75,000+ ANNUAL HOUSEHOLD INCOME  
– CONVENIENT FOR VISITORS: 10 HOTELS WITH 650 ROOMS  
  
ADJACENT TO ATLAS PARK, BROADWAY STAGES, NEW YORK'S  
**PREMIER FILM AND TV PRODUCTION COMPANY,**  
HAS A 500,000-SQUARE-FOOT FILM STUDIO. "BILLIONS" AND "GODFATHER OF HARLEM"  
ARE A FEW OF THE TV PROJECTS FILMED HERE

## YEARLY SALES

JAN	7.4%	MAY	8.8%	SEP	7.9%
FEB	7.7%	JUN	8.9%	OCT	8.2%
MAR	9.0%	JUL	8.7%	NOV	7.3%
APR	8.9%	AUG	8.4%	DEC	8.8%

THE SHOPS AT

Atlas Park

- 1 REGAL CINEMAS
- 2 HOMEGOODS
- 3 T.J.MAXX
- 4 NEW YORK SPORTS CLUB
- 5 SPECTRUM

- 6 PARKING GARAGE
- 7 FOOT LOCKER
- 8 FOREVER 21
- 9 PARKING GARAGE
- 10 OFFICES

- 11 ULTA
- 12 WHITE HOUSE | BLACK MARKET
- 13 STARBUCKS
- 14 FIVE BELOW
- 15 ASHLEY HOMESTORE

- 16 CALIFORNIA PIZZA KITCHEN
- 17 CHILI'S

