



THE SHOPS AT
Atlas Park
GLENDALE, NY

MARKET PROFILE 2023

MAJOR RETAILERS America's Best Contacts and Eyeglasses, Ashley HomeStore, 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

MEDICAL SERVICES Northwell Health STARS Rehabilitation, Northwell Health Physician Partners, Tribeca Pediatrics

PROPERTY TYPE Outdoor Mixed-use Lifestyle Center | **TOTAL SQUARE FEET** 372,000 | **BUILT** 2005

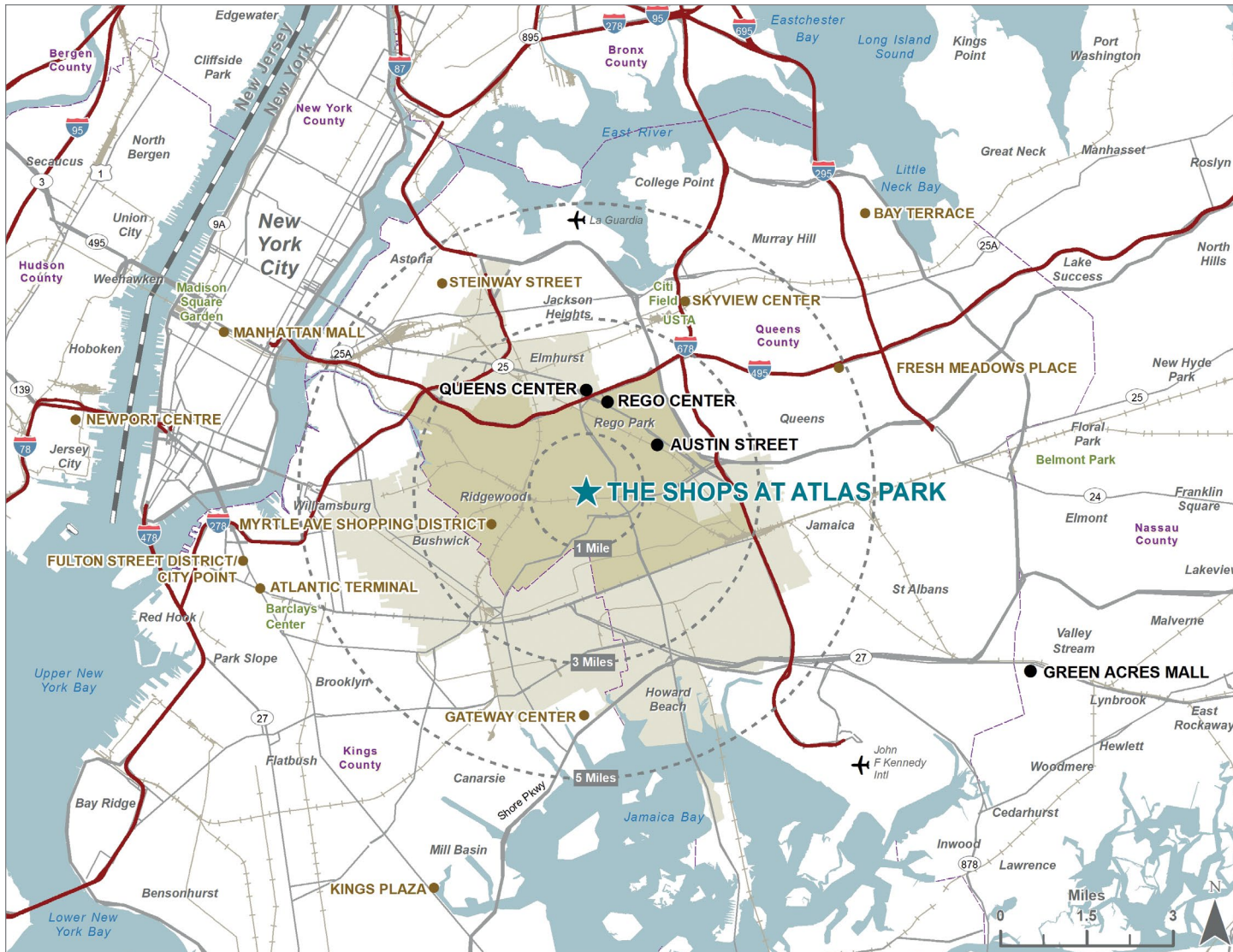
FOR MORE INFORMATION 718-326-3300 | Macerich.com



DEMOGRAPHIC SUMMARY

POPULATION		PRIMARY TRADE AREA		TOTAL TRADE AREA		NEW YORK-NEWARK-JERSEY CITY, NY-NJ-PA [MSA]	
2022 Total Population		380,731		1,346,742		20,224,976	
2027 Total Population		371,204		1,309,674		19,945,519	
2022-2027 Population Growth		-2.5%		-2.8%		-1.4%	
HOUSEHOLDS							
2022 Total Households		143,353		476,228		7,448,470	
2027 Total Households		139,667		463,362		7,382,577	
2022-2027 Household Growth		-2.6%		-2.7%		-0.9%	
INCOME							
Average Household Income		\$116,916		\$99,010		\$137,432	
Median Household Income		\$88,537		\$70,617		\$91,608	
Per Capita Income		\$44,029		\$35,039		\$50,700	
HOUSEHOLD INCOME RANGES							
\$50,000 +		104,505	72.9%	302,968	63.6%	5,307,140	71.3%
\$75,000 +		83,459	58.2%	228,292	47.9%	4,322,885	58.0%
\$100,000 +		64,085	44.7%	168,090	35.3%	3,488,485	46.8%
\$150,000 +		33,879	23.6%	86,898	18.2%	2,192,169	29.4%
AGE							
Median Age		40.0		36.7		39.3	
EDUCATION / OCCUPATION							
Bachelor’s Degree Plus		114,137	42.8%	301,388	33.2%	6,224,870	45.2%
White Collar		115,816	63.3%	345,260	55.5%	6,206,912	62.8%
RACE/ETHNICITY							
White		163,639	43.0%	337,180	25.0%	9,298,987	46.0%
Black/African American		14,718	3.9%	258,420	19.2%	3,230,923	16.0%
American Indian		3,990	1.0%	20,086	1.5%	154,918	0.8%
Asian		74,003	19.4%	266,545	19.8%	2,556,906	12.6%
Pacific Islander		253	0.1%	1,172	0.1%	10,664	0.1%
Other Race		124,127	32.6%	463,339	34.4%	4,972,578	24.6%
Hispanic or Latino		126,734	33.3%	453,481	33.7%	5,122,303	25.3%
Not Hispanic or Latino		253,997	66.7%	893,261	66.3%	15,102,673	74.7%
EMPLOYMENT / DAYTIME POPULATION		1 MILE		2 MILE		3 MILE	
Total Businesses		1,293		8,731		21,577	
Total Employees		10,212		74,318		186,375	
Daytime Population		43,371		332,819		844,096	

TRADE AREA MAP

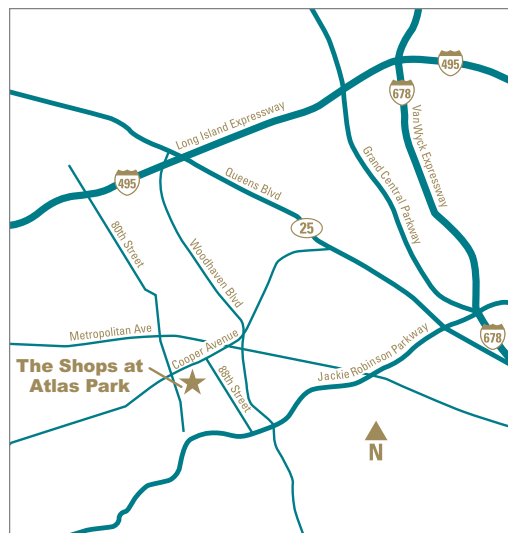


LEGEND

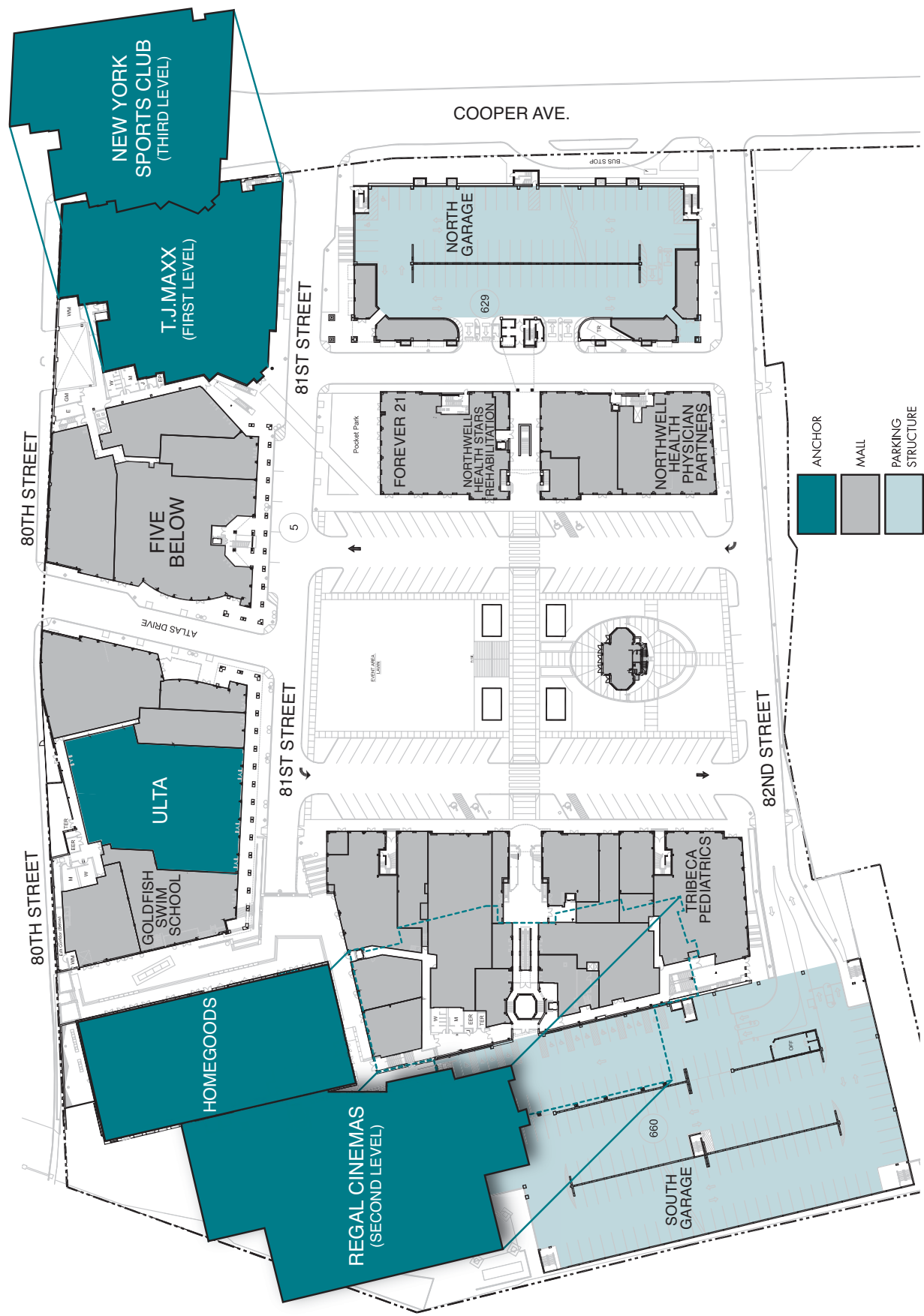
- ★ THE SHOPS AT ATLAS PARK
- PRIMARY TRADE AREA
- SECONDARY TRADE AREA
- COMPETITIVE CENTERS
- OTHER CENTERS



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 A SEPARATE CITY

4 PRIVATE SCHOOLS, 18 HIGH SCHOOLS AND 40 ELEMENTARY SCHOOLS ARE WITHIN 3 MILES OF ATLAS PARK WITH **16,624 STUDENTS**

QUEENS HAS 7 COLLEGES SERVING **85,000 STUDENTS**

ATLAS PARK IS 7.6 MILES SOUTH OF **LAGUARDIA AIRPORT** AND 6.2 MILES NORTH OF **JFK INTERNATIONAL AIRPORT**; A COMBINED TOTAL OF **46 MILLION PASSENGERS A YEAR** IN 2021

TOURISM EMPLOYMENT IN QUEENS IS 24%, THE SECOND HIGHEST IN NYC

QUEENS IS ONE OF THE **MOST DIVERSE URBAN AREAS IN THE WORLD**, AS RESIDENTS OFTEN CLOSELY IDENTIFY WITH THEIR NEIGHBORHOOD RATHER THAN WITH THE BOROUGH OR CITY. QUEENS HAS 91 DISTINCT NEIGHBORHOODS, THE MOST OF ANY BOROUGH AND 47.5% OF THE POPULATION IS FOREIGN BORN

RIDGEWOOD, WITH 109,111 RESIDENTS, HAS BEEN RANKED **THE 4TH COOLEST NEIGHBORHOOD** IN THE WORLD BY *TIME OUT*. BORDERING GLENDALE, IT IS KNOWN FOR ITS DIVERSITY, LOCAL VIBES, HIP OFFERINGS AND MIX OF LANDMARK STAPLES.



ON AVERAGE, MORE THAN **23,000 CARS** PASS THROUGH 80TH STREET AND COOPER AVENUE EACH DAY

WITHIN 3 MILES OF ATLAS PARK

- 345,268 HOUSEHOLDS
- \$101,563 AVERAGE HOUSEHOLD INCOME
- CONVENIENT FOR VISITORS: 13 HOTELS WITH 901 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,” “GODFATHER OF HARLEM” AND “FBI” ARE A FEW OF THE TV PROJECTS FILMED THERE

YEARLY SALES

JAN	6.37%	MAY	8.68%	SEP	7.99%
FEB	6.74%	JUN	9.35%	OCT	8.96%
MAR	8.38%	JUL	9.59%	NOV	7.82%
APR	8.82%	AUG	8.51%	DEC	8.78%

THE SHOPS AT
Atlas Park

MAJOR RETAILERS INCLUDE:

AMERICA'S BEST CONTACTS & EYEGLASSES	FIVE BELOW	HOMEGOODS	REGAL CINEMAS	TRIBECA	NORTH
ASHLEY HOMESTORE	FOOT LOCKER	NEW YORK SPORTS CLUB	SPECTRUM	PEDIATRICS	
CALIFORNIA PIZZA KITCHEN	FOREVER 21	NORTHWELL HEALTH PHYSICIAN PARTNERS	STARBUCKS	ULTA BEAUTY	
CHILI'S	GOLDFISH SWIM SCHOOL	NORTHWELL HEALTH STARS REHABILITATION	T.J.MAXX	WHITE HOUSE	
				BLACK MARKET	

