



FOR SALE

1.92+/- ACRES WITH 255' OF FRONTAGE

6410-6414 Collamer Road, East Syracuse, NY 13057

TOM LISCHAK, CCIM

315.430.0443

tom@c21bridgeway.com

**CENTURY 21
COMMERCIAL.**

Bridgeway Realty



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OFFERING SUMMARY

Sale Price: \$299,000

Price / SF: \$179.58

Lot Size: 1.92 Acres

Year Built: 1954

Building Size: 1,665 SF

Zoning: Industrial District

Market: Syracuse

Traffic Count: 16,560

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PROPERTY OVERVIEW

1,665+/- SF Building situated on a 1.92+/- Acres. Highly visible location with easy highway access. Ideal for many uses. Excellent development opportunity. Public Water and Sewer. High Traffic Count- 16,580 based upon a 2017 report by Made with TrafficMetrix®.

PROPERTY HIGHLIGHTS

- Highly Visible Location
- 1,665+/- SF Building
- 1.92 Acres
- Public Sewer & Water
- Easy Highway Access

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Pictometry Aerial



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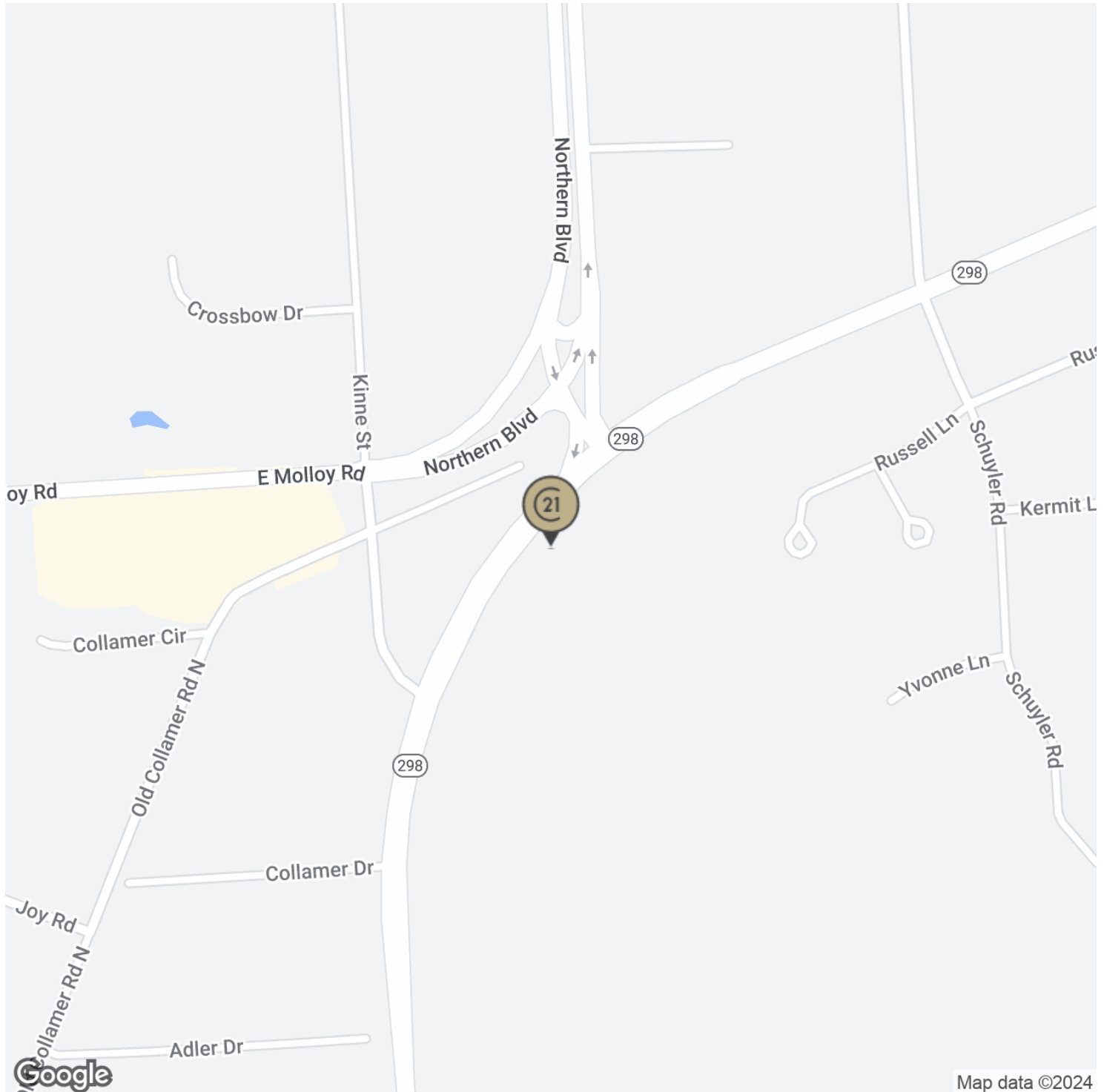
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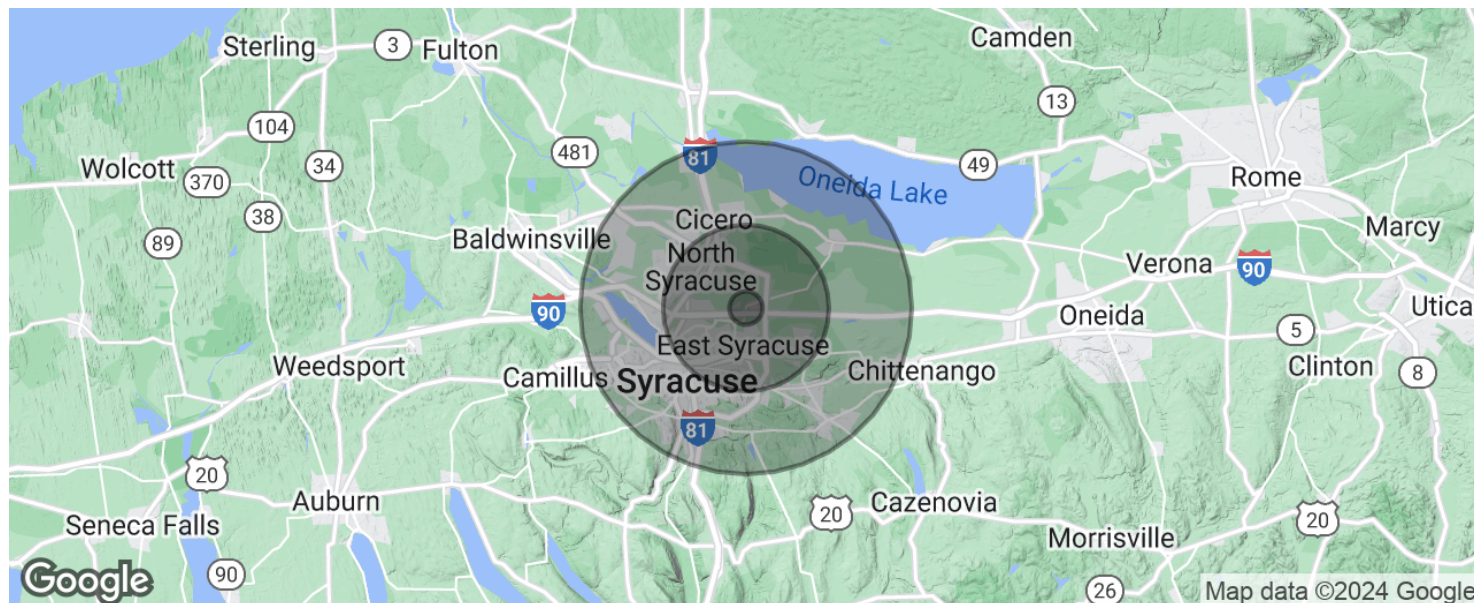
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POPULATION	1 MILE	5 MILES	10 MILES
Total population	1,573	120,427	422,254
Median age	44.5	39.5	36.9
Median age (Male)	43.6	37.1	35.5
Median age (Female)	45.5	41.8	38.3
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	710	51,476	169,115
# of persons per HH	2.2	2.3	2.5
Average HH income	\$56,280	\$56,108	\$59,571
Average house value	\$121,702	\$120,845	\$145,825

* Demographic data derived from 2020 ACS - US Census

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