

LAND FOR SALE



1255 Blossom, Rochester, NY 14610



OFFERING SUMMARY

SALE PRICE:	\$475,000
LOT SIZE:	3.8 Acres
ZONING:	BE-1
MARKET:	Greater Rochester
SUBMARKET:	Rochester
PRICE / SF:	\$2.87

PROPERTY OVERVIEW

Rare opportunity to purchase 3.8 acres of land in Brighton! Zoned BE-1, this parcel is perfect for any office development, daycare or medical building.

PROPERTY HIGHLIGHTS

- Location
- Zoned for Office use
- Minutes from route 590
- High traffic count

KELLER WILLIAMS REALTY GREATER ROCHESTER
2000 Winton Road South,
Bldg 1, Ste 201
Rochester, NY 14618

DARA RENNERT
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O: 585.362.8598
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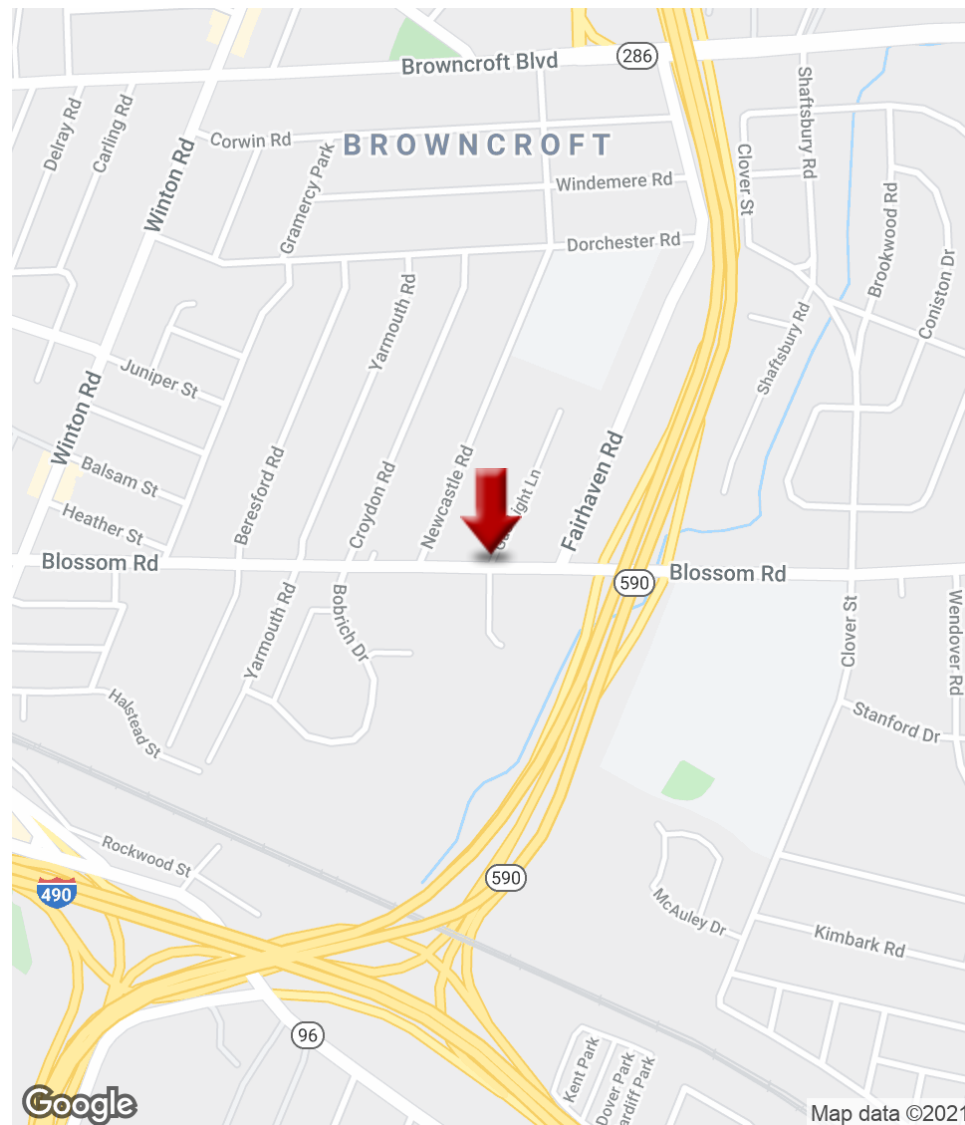
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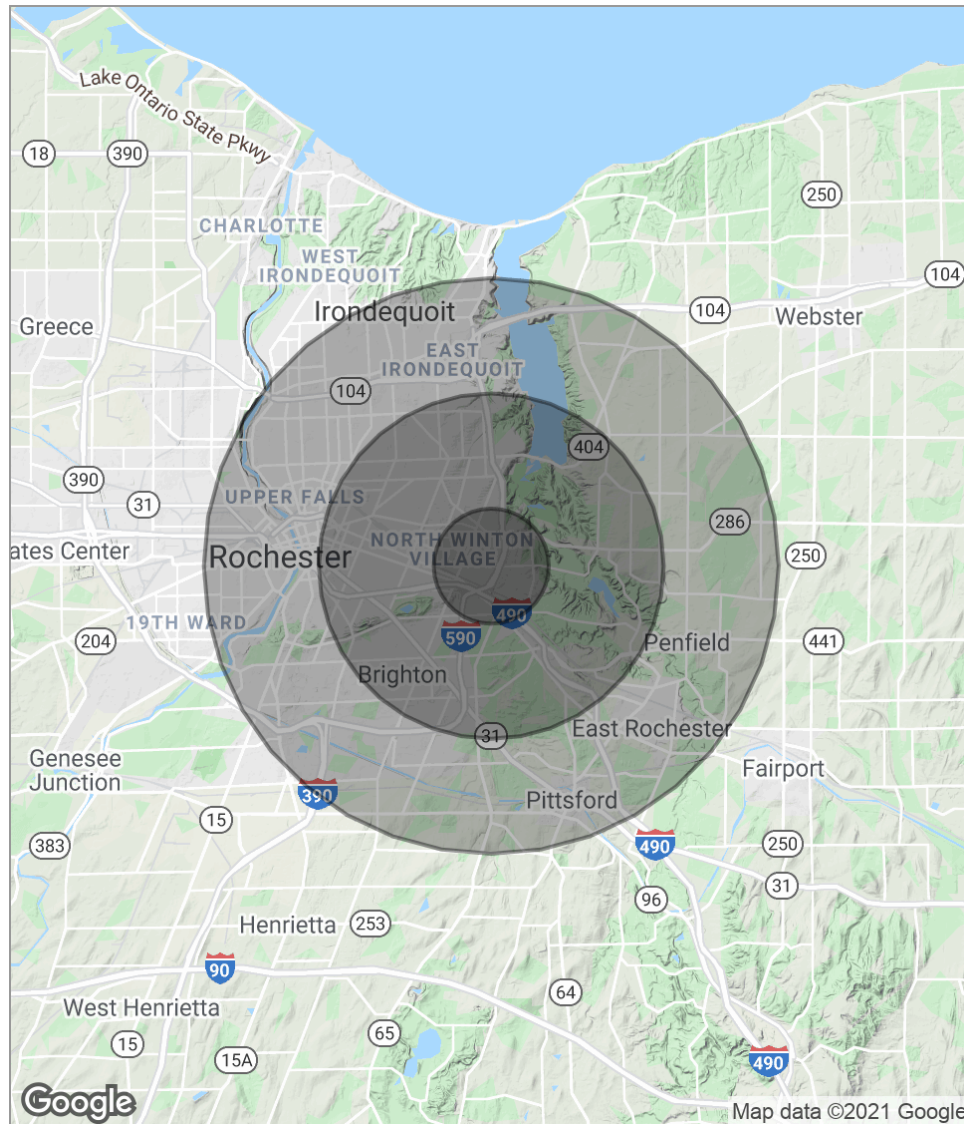
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	10,845	101,481	263,705
Median Age	43.0	38.1	36.9
Median Age (Male)	41.3	37.2	35.7
Median Age (Female)	46.1	39.5	38.4

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	5,156	44,492	111,886
# Of Persons Per HH	2.1	2.3	2.4
Average HH Income	\$78,730	\$71,923	\$63,445
Average House Value	\$171,460	\$174,247	\$176,926

** Demographic data derived from 2010 US Census*

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