

## Tax Map

NOTE: Tax maps do not establish title or legally define boundaries.  
For Real Property Tax Purposes Only-

FOR LEASE

# DEVELOPMENT SITE

2685 Erie Dr., Weedsport, NY 13166

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CENTURY 21  
COMMERCIAL.

Bridgeway Realty



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THE CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. SAID CERTIFICATIONS SHALL RUN ONLY TO THE PERSONS FOR WHOM THE SURVEY IS PREPARED, AND ON HIS/HER BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY, AND LENDING INSTITUTION LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

SURVEY COMPLETED WITHOUT BENEFIT OF ABSTRACT OF TITLE.

SURVEY SUBJECT TO ANY STATE OF FACTS AN ACCURATE AND UP TO DATE ABSTRACT OF TITLE WOULD SHOW.

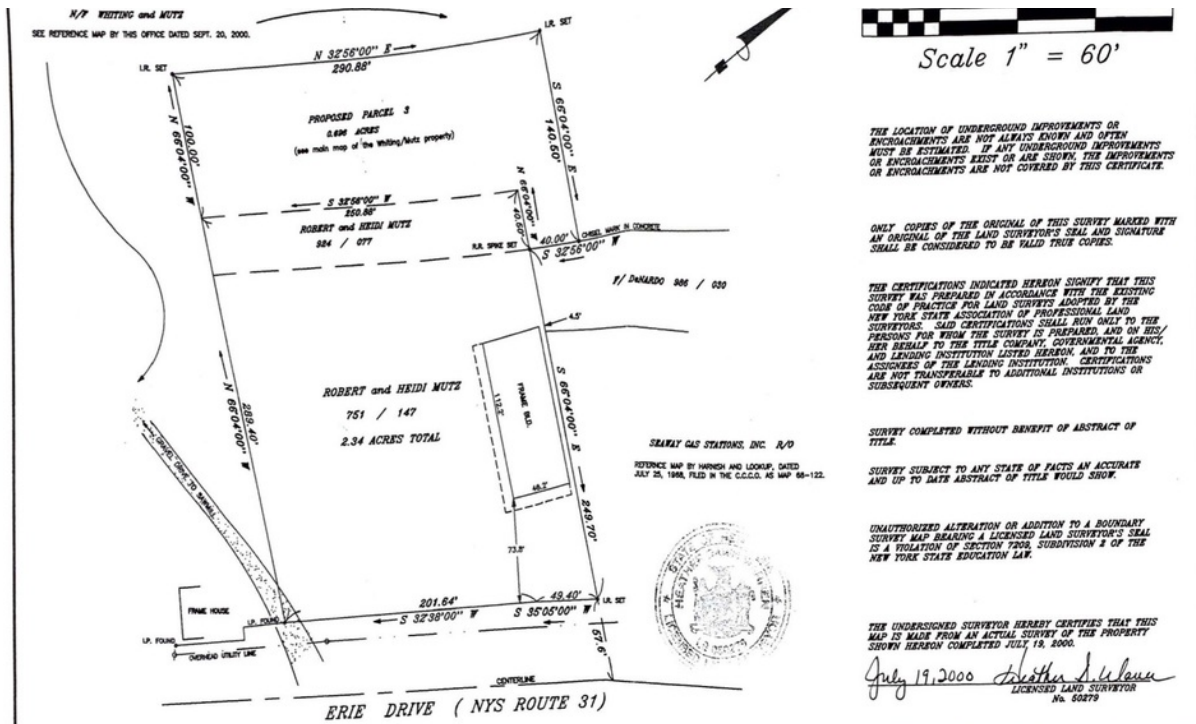
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### OFFERING SUMMARY

Available SF:

### PROPERTY OVERVIEW

1.5 Acres of prime retail development land. On main road surrounded by retailers. Available for land lease or build to suit with experienced developer. Landlord also owns the adjacent building with Ample on site parking and convenient Ingress & Egress. Surrounding Neighbors include: Dollar General, NAPA, Dunkin', Fastrac, Jreck Subs & Kinney Drugs.

### LOCATION OVERVIEW

Lease Rate:

Negotiable

Conveniently situated between Rochester and Syracuse Weedsport is a village in Cayuga County, New York, United States. The population was 1,815 at the 2010 census. The name is from Elihu and Edward Weed, merchants who helped found the village. Weedsport is in the town of Brutus, west of Syracuse. It was a port on the Erie Canal. Subject Property is located 1.6 mi from NYS Thruway Exit 40 set on a 2.34 +/- Acre Parcel and surrounded by local and national retailers.

Lot Size:

2.34 Acres

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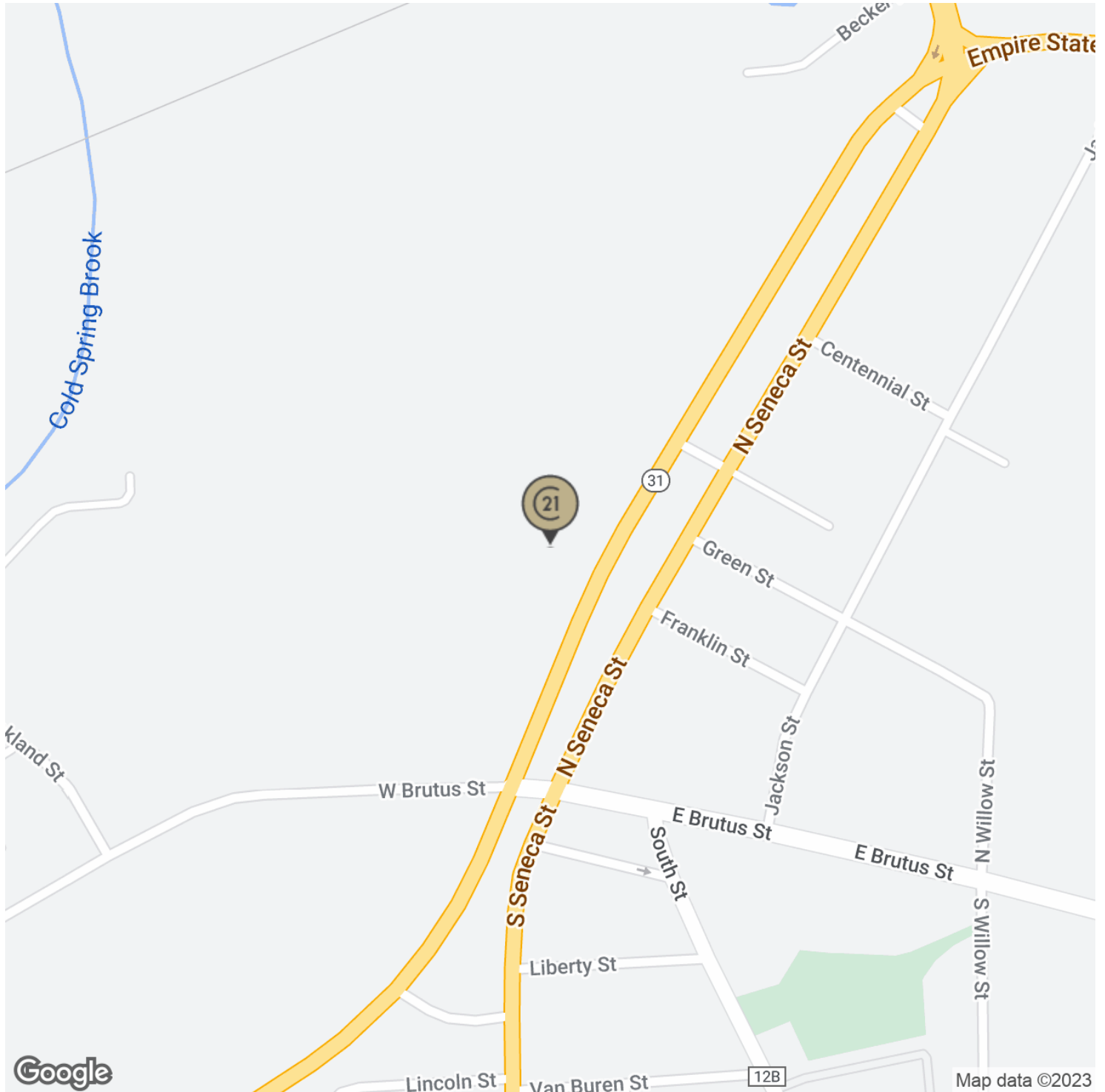
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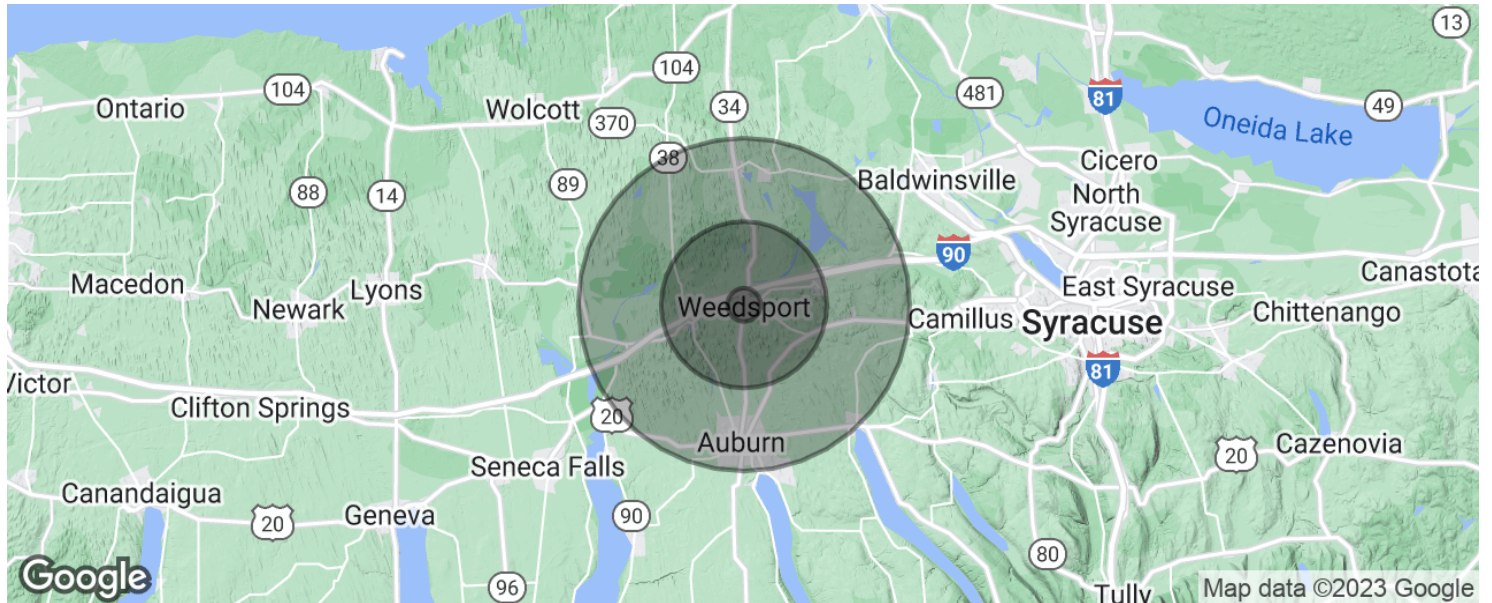


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POPULATION	1 MILE	5 MILES	10 MILES
Total population	583	10,405	60,120
Median age	44.3	44.1	43.4
Median age (Male)	44.2	42.6	42.0
Median age (Female)	44.9	45.6	45.1
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	267	4,782	28,260
# of persons per HH	2.2	2.2	2.1
Average HH income	\$77,302	\$69,116	\$65,362
Average house value	\$124,142	\$121,536	\$135,912

\* Demographic data derived from 2020 ACS - US Census

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Map  
data  
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