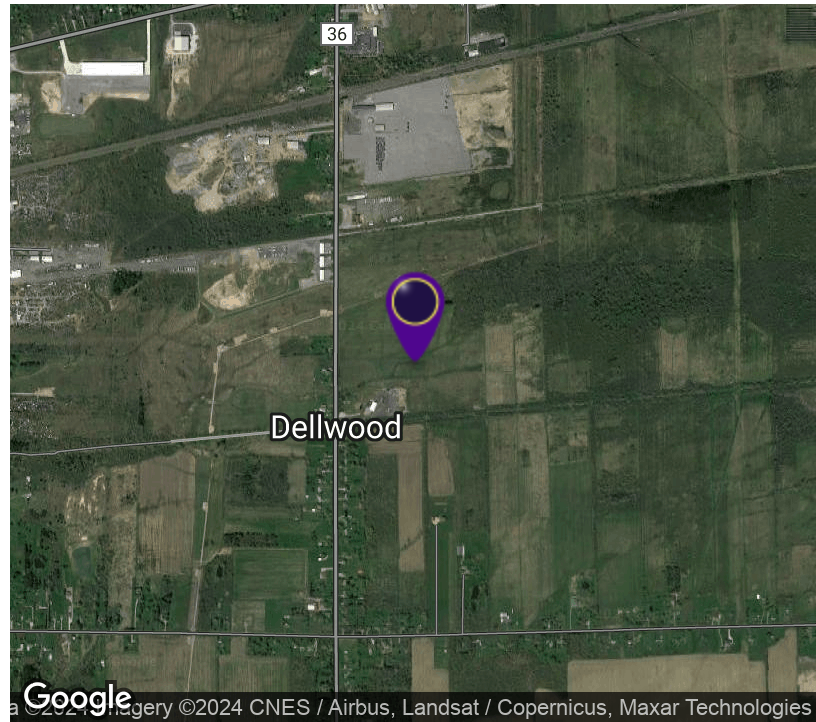


# Development

2313 Townline Road, Alden, NY 14004



## OFFERING SUMMARY

Sale Price: \$49,000/Acre

Lot Size: 35.0 Acres

Zoning: Light Industrial

## PROPERTY OVERVIEW

Property consists of 35 +/- acres with over 500 +/- feet of frontage with approximately 1,091 +/- feet of depth. Land can be sub-divide from 1.27 acres with 186' frontage up to 35 +/- acres. Excellent site for any commercial use including retail, industrial, or office uses. Hunting tree stands on the property. Will subdivide 10 Acres minimum.

## LOCATION OVERVIEW

Located on Townline Road between Ransom Road & Walden Avenue. Near Lancaster Airport.

## PROPERTY HIGHLIGHTS

- 10 - 35 +/- Acres Available
- Minutes to Walden Avenue
- Development Site
- Light Industrial Zoning
- Ideal For Hunting
- All Reasonable Offers Seriously Considered
- All utilities except Sewer



**RICK RECCKIO**  
716.998.4422  
rick@recckio.com

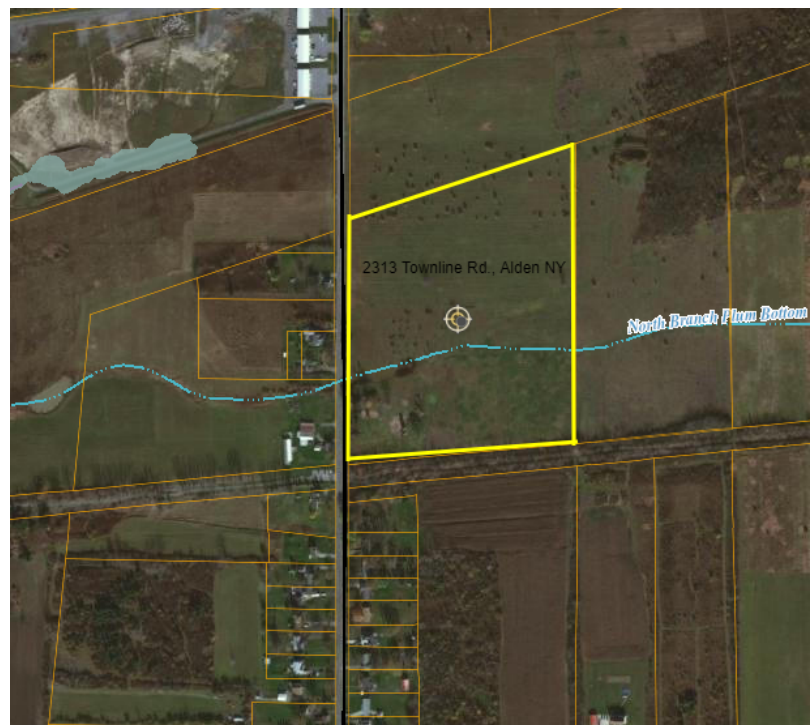
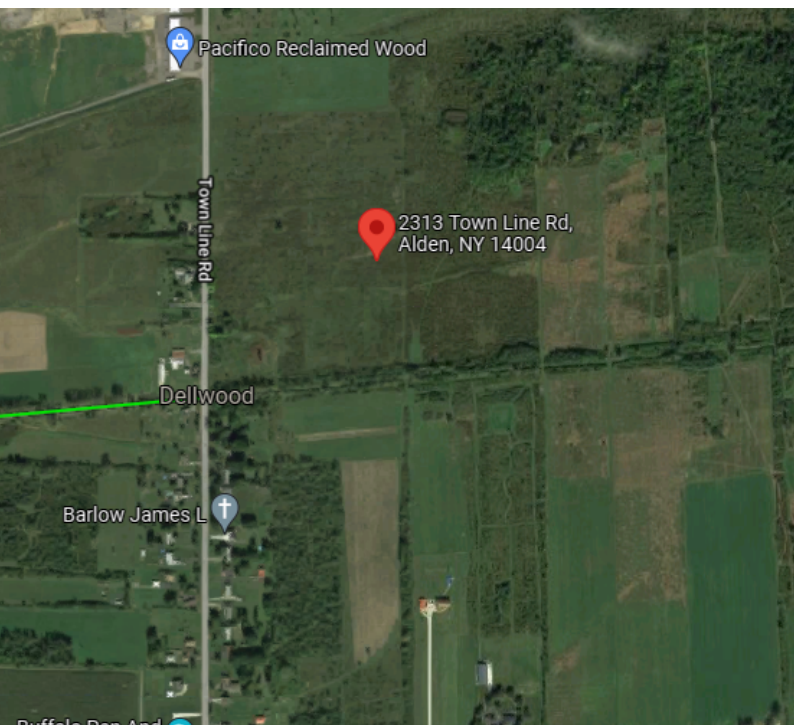
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(O) 716.631.5555 // (F) 716.632.6666  
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ADDITIONAL PHOTOS

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