



FOR SALE

5255 US RT. 11

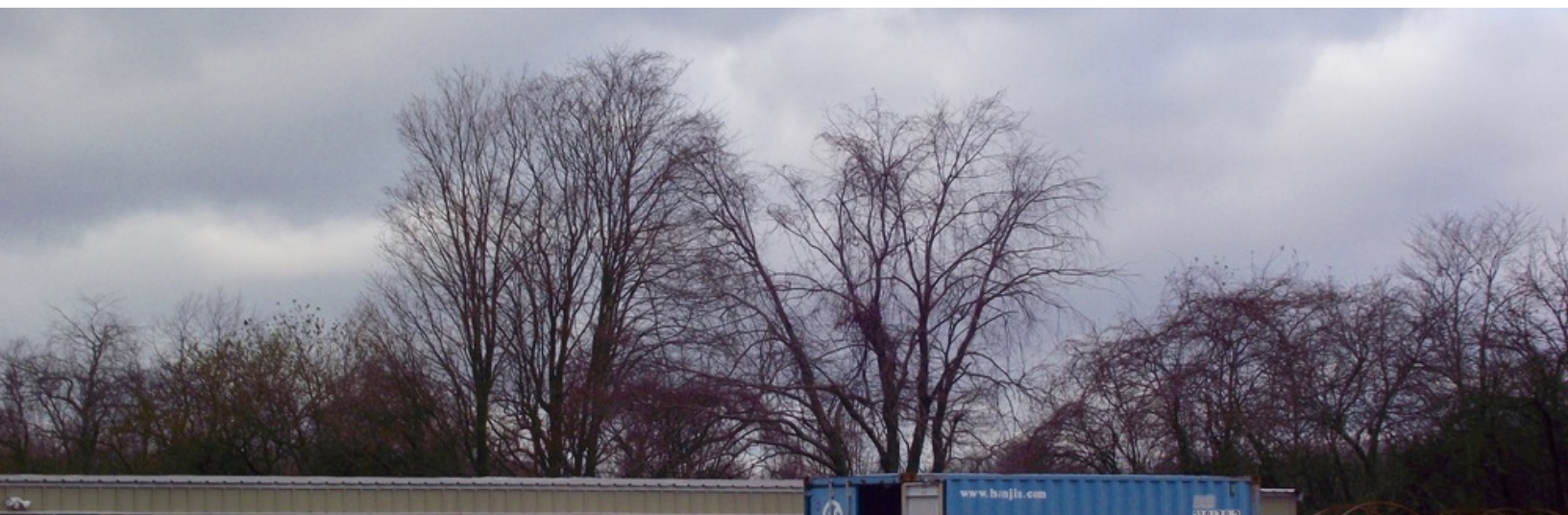
5255 US Rt. 11, Pulaski, NY 13142

TOM LISCHAK, CCIM
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**CENTURY 21
COMMERCIAL.**

Bridgeway Realty



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OFFERING SUMMARY

Sale Price: \$850,000

Price / SF: \$88.54

Lot Size: 19.58 Acres

Year Built: 2000

Building Size: 9,600 SF

Market: Syracuse

Submarket: Pulaski

PROPERTY HIGHLIGHTS

- Two Self Storage Buildings Consisting of Fifty Self Storage Units
- 10) 10 x 15
- 18) 10 X 20
- 1) 10 X 25
- 3) 10 X 10
- 4) 5 X 10
- 14) 9 X 12
- 1200 SF Shop Space Plus Additional Office Space
- 2896+/- SF Five Bedroom House w/Indoor Swimming Pool
- 19.58 +/- Acres
- Truck & Trailer Rentals
- Auto & Truck Repair Business and Equipment Included

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UNIT TYPE	COUNT	% TOTAL	SIZE (SF)
10 X 15	10	20.0	150
10 X 20	18	36.0	200
10 X 25	1	2.0	250
10 X 10	3	6.0	100
5 X 10	4	8.0	50
9 X 20	14	28.0	180
Totals / Averages	50	100%	8,370



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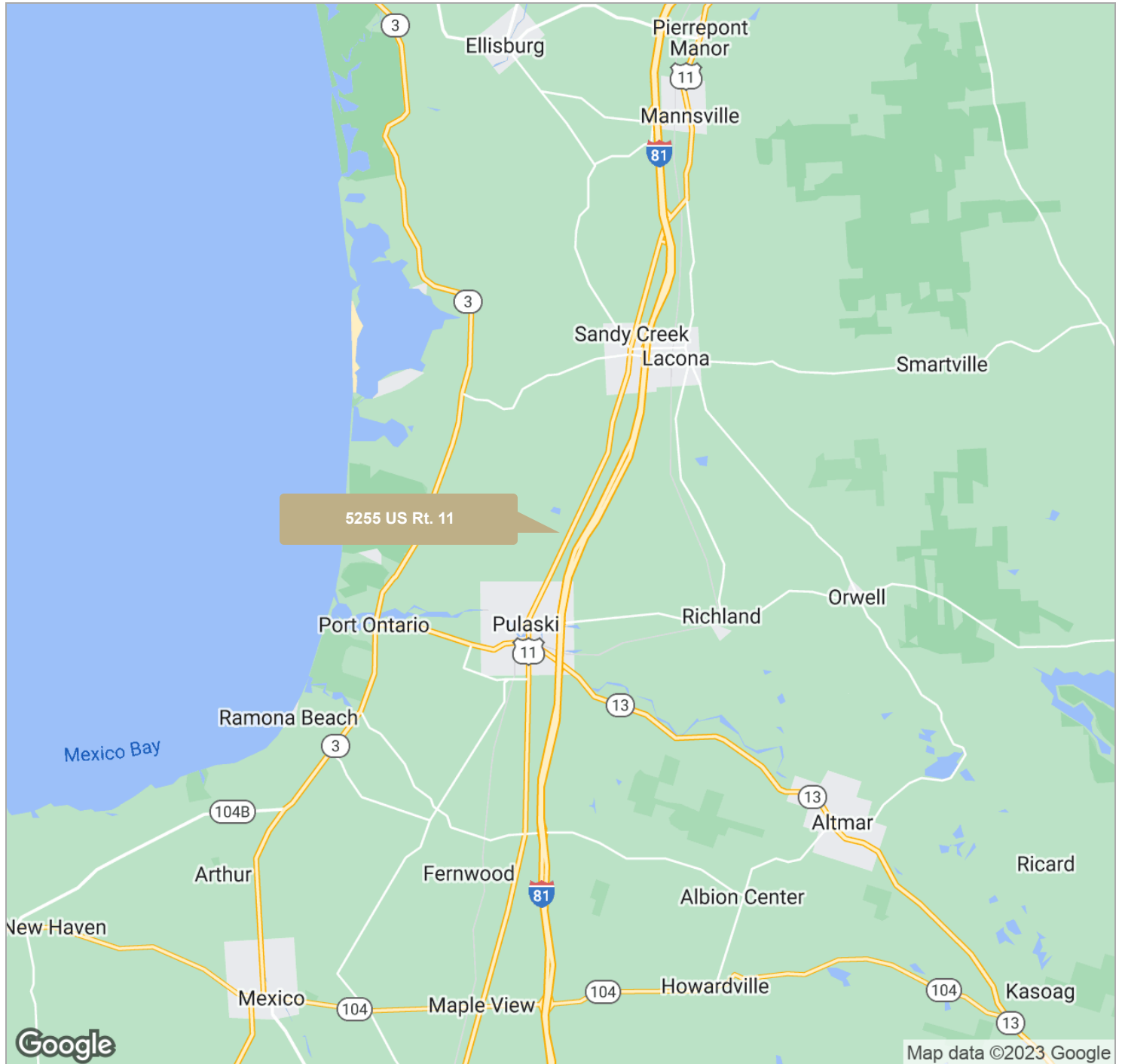
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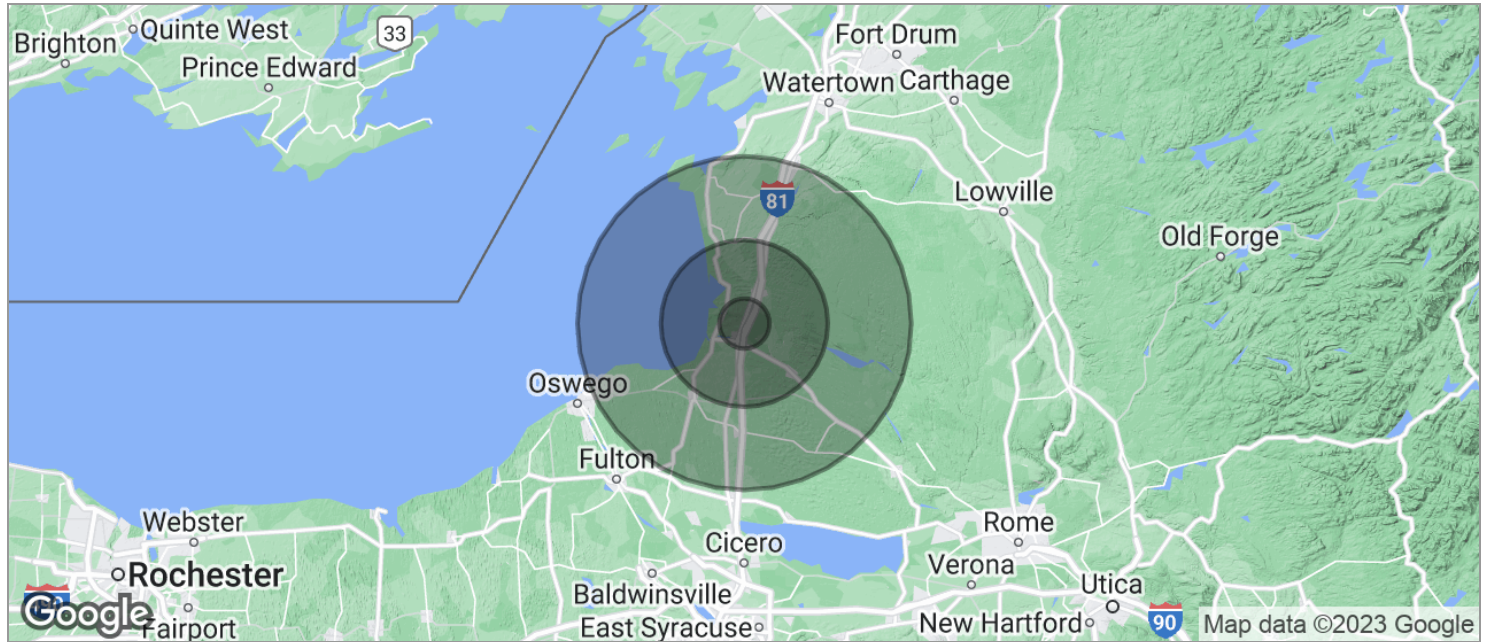
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POPULATION	3 MILES	10 MILES	20 MILES
TOTAL POPULATION	4,817	18,050	59,755
MEDIAN AGE	38.8	39.1	39.0
MEDIAN AGE (MALE)	38.2	39.3	38.8
MEDIAN AGE (FEMALE)	39.4	38.8	39.0
HOUSEHOLDS & INCOME	3 MILES	10 MILES	20 MILES
TOTAL HOUSEHOLDS	1,946	7,021	22,542
# OF PERSONS PER HH	2.5	2.6	2.7
AVERAGE HH INCOME	\$58,211	\$56,672	\$58,763
AVERAGE HOUSE VALUE	\$121,592	\$106,600	\$109,655

* Demographic data derived from 2020 ACS - US Census

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