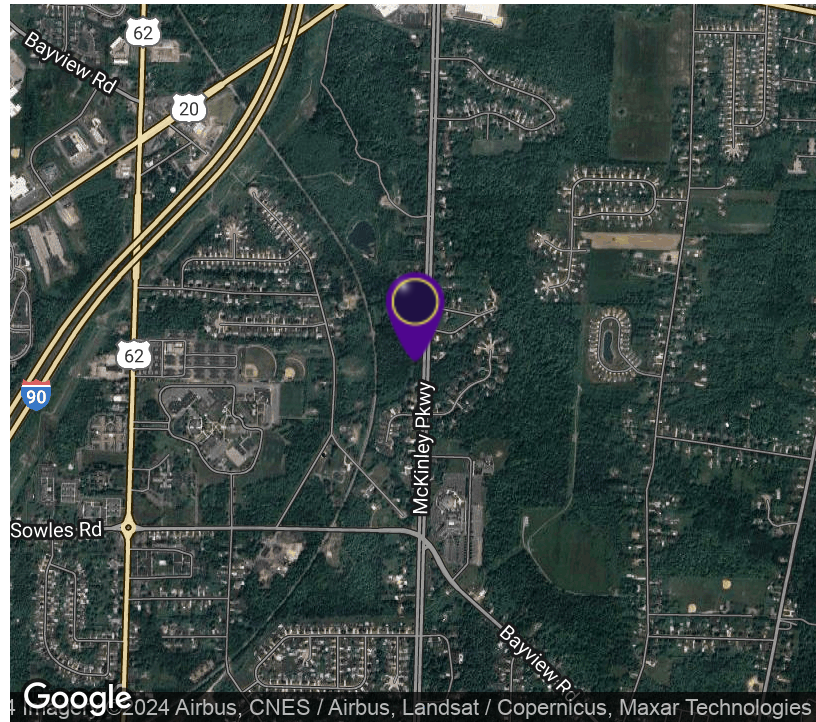


7.44+/- Acres Vacant Land

4770 McKinley Parkway, Hamburg, NY 14075



OFFERING SUMMARY

Sale Price: \$289,000

Available SF:

Lot Size: 7.44 Acres

Price / SF: \$0.89

PROPERTY OVERVIEW

Large 7.44+/- Acre Parcel in Rural/Residential Area. Wooded and flat. One mile south of Shopping at the McKinley Mall, Wegman's Aldi Foods, Home Depot and many more retailers and restaurants. 1/2 mile from Tops Market, Village of Hamburg, Buffalo Raceway, Fairgrounds and casino. Gas, Electric and Public Water available. Bring all reasonable offers.

LOCATION OVERVIEW

South of Rts. 20 and 20A. East of the NY State Thruway (90)

PROPERTY HIGHLIGHTS

- Near to City of Buffalo
- Village Setting
- Many nearby amenities
- Wooded and Flat

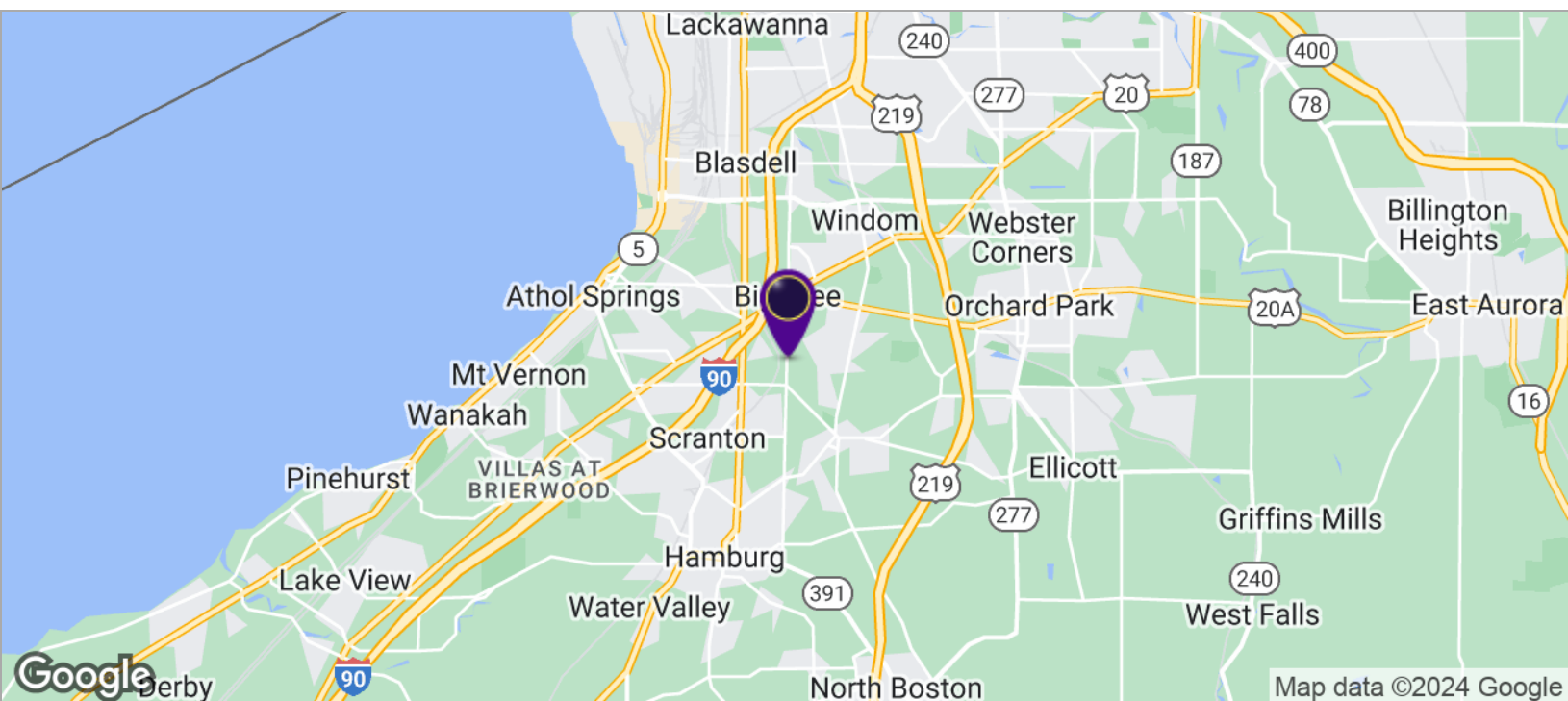
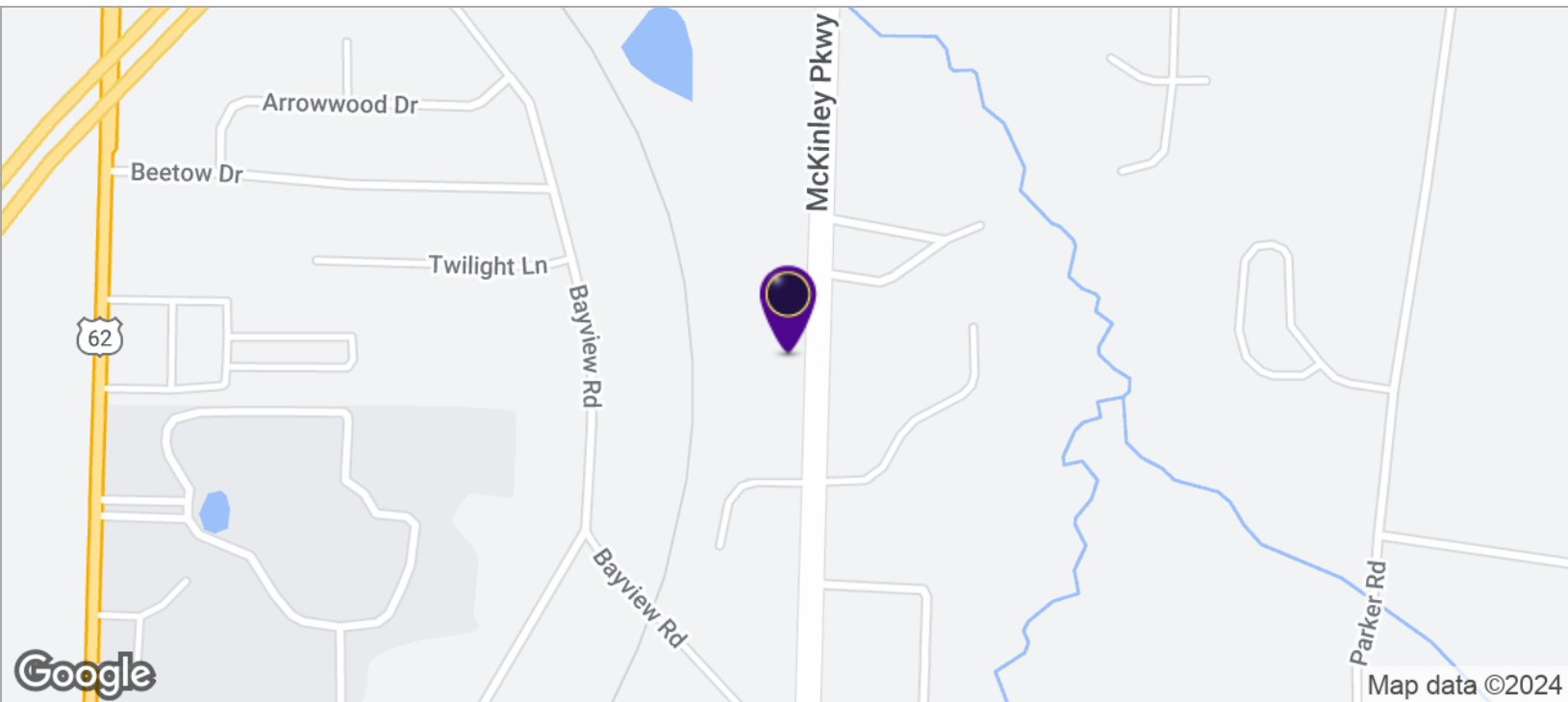


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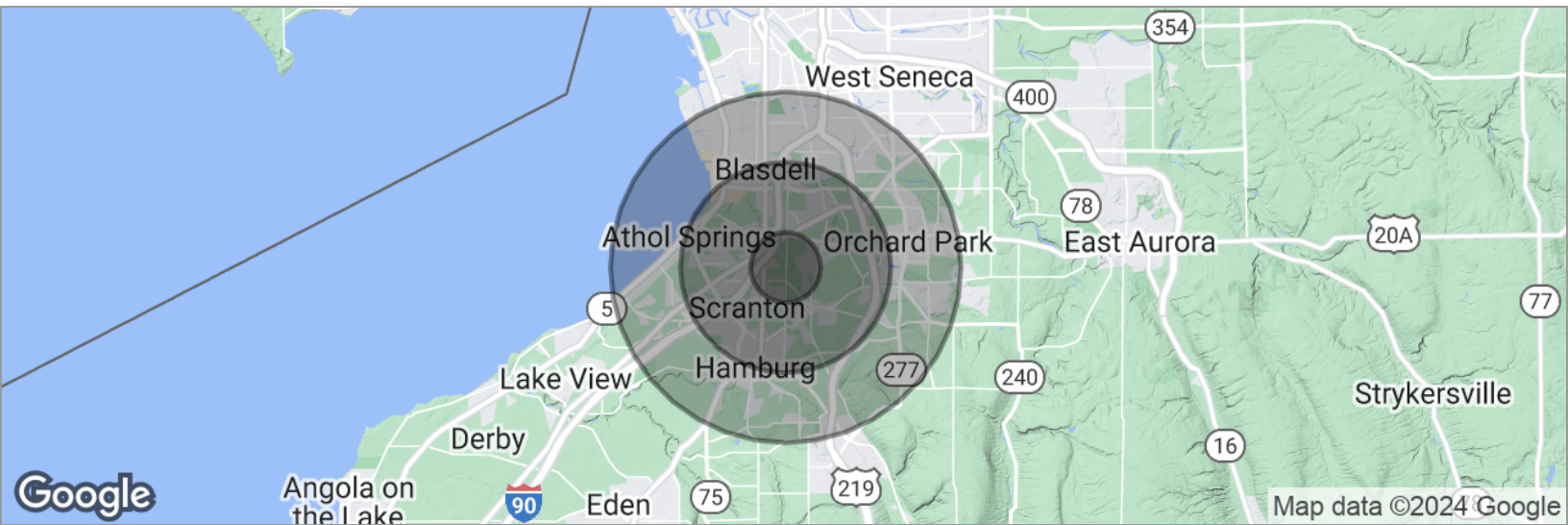
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7.44+/- Acres Vacant Land

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POPULATION

	1 MILE	3 MILES	5 MILES
Total population	3,923	38,469	101,778
Median age	42.5	42.6	42.6
Median age (Male)	41.1	40.6	40.8
Median age (Female)	44.4	44.4	44.3

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	1,678	16,337	43,194
# of persons per HH	2.3	2.4	2.4
Average HH income	\$60,781	\$65,326	\$64,073
Average house value	\$189,271	\$153,856	\$149,449

** Demographic data derived from 2020 ACS - US Census*



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