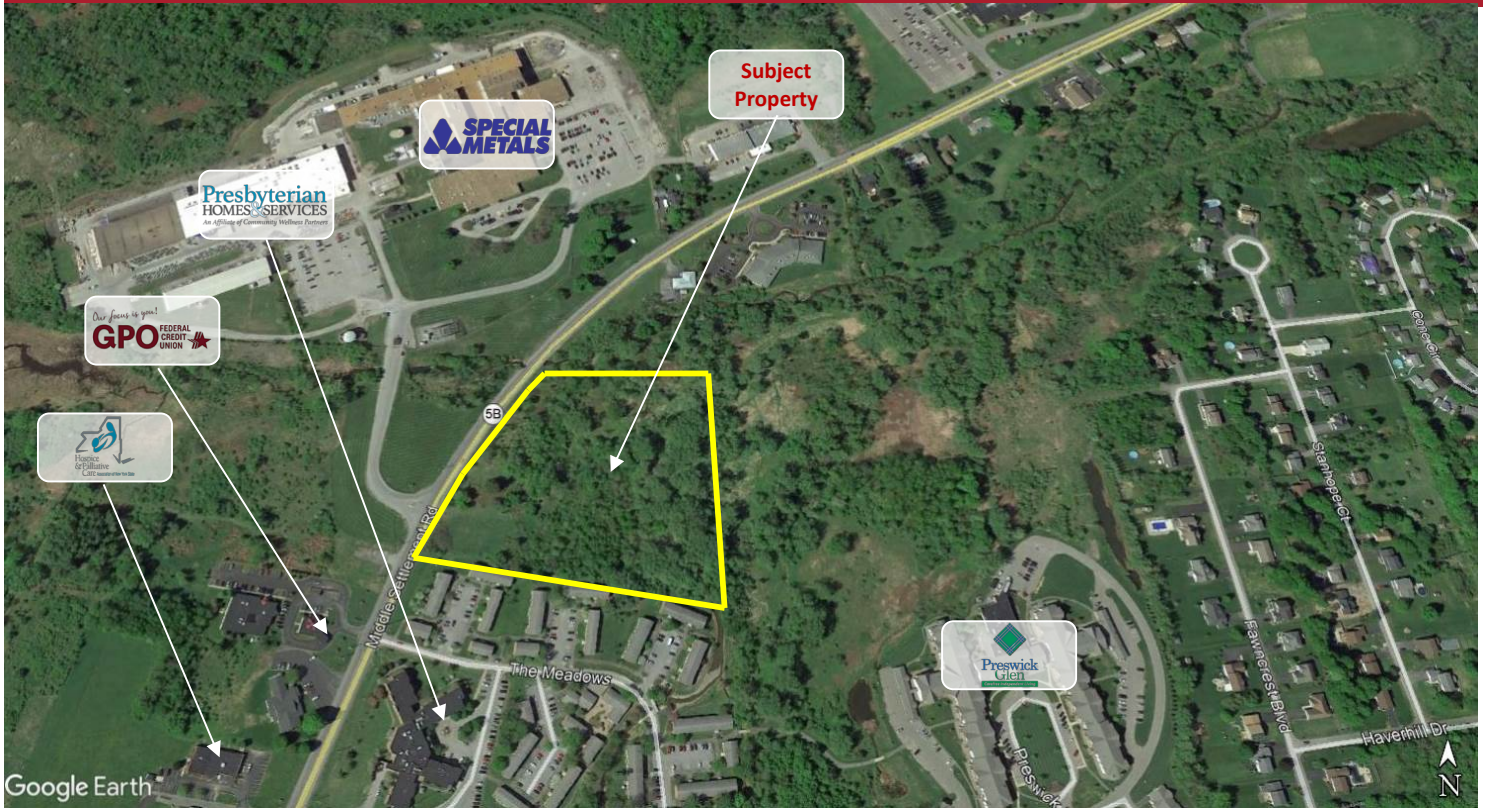


# FOR SALE

Middle Settlement Road, New Hartford, New York



COMMERCIAL REAL ESTATE SALES | LEASING | CONSULTING | DEVELOPMENT | MANAGEMENT



## PROPERTY HIGHLIGHTS

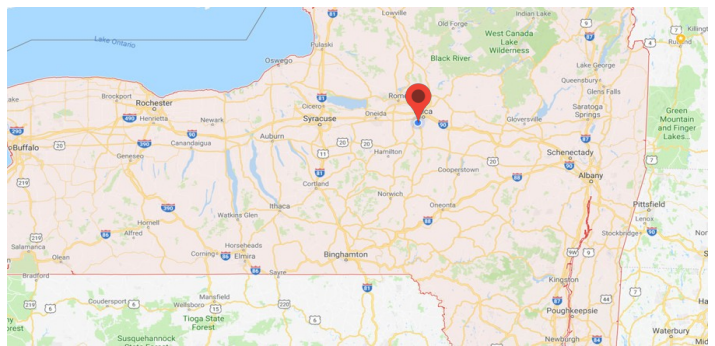
9.40 +/- acres of prime commercial land available adjacent to the Meadows/Presbyterian Home Services. Located a few minutes from Clinton, New York.

## KEY FEATURES

- Development Opportunity
- 9.40 +/- Acres
- Convenient Location



**John N. Jweid**  
Licensed Associate Real Estate Broker  
315.736.1555 x 301  
[jjweid@PaviaRealEstate.com](mailto:jjweid@PaviaRealEstate.com)



5 Oxford Road  
New Hartford, New York 13413

151 Northern Concourse  
Syracuse, New York 13221

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<b>Address:</b>	<b>Middle Settlement Road</b>	<b>Cross Street:</b>	<b>Clinton Street</b>
<b>City:</b>	<b>New Hartford</b>	<b>Roof Type:</b>	<b>N/A</b>
<b>State:</b>	<b>New York</b>	<b>Zoning:</b>	<b>I – Institutional Dist.</b>
<b>Zip:</b>	<b>13413</b>	<b>FMV/Total Assessment:</b>	<b>\$ 65,000.00</b>
<b>County:</b>	<b>Oneida</b>	<b>RE Taxes:</b>	<b>\$ 2,800.00 +/-</b>
<b>Tax ID:</b>	<b>328.000-2-64</b>	<b>CAM:</b>	<b>N/A</b>
<b>Lease Type:</b>	<b>N/A</b>	<b>Space is Currently:</b>	<b>Vacant Land</b>
<b>Lease Price:</b>	<b>N/A</b>	<b>No. of Floors:</b>	<b>N/A</b>
<b>Sale Price:</b>	<b>\$ 299,000.00</b>	<b>Bldg. Total SF:</b>	<b>N/A</b>
<b>Year Built:</b>	<b>N/A</b>	<b>Available SF:</b>	<b>N/A</b>
<b>Parking Spaces:</b>	<b>N/A</b>	<b>Retail:</b>	<b>N/A</b>
<b>Land Size/Dimensions:</b>	<b>9.40 +/- Acres</b>	<b>Office:</b>	<b>N/A</b>
<b>Electricity/Amps:</b>	<b>At Road</b>	<b>Warehouse:</b>	<b>N/A</b>
<b>Gas Type:</b>	<b>N/A</b>	<b>Other:</b>	<b>N/A</b>
<b>HVAC:</b>	<b>N/A</b>	<b>Loading Facilities:</b>	<b>N/A</b>
<b>Elevator:</b>	<b>N/A</b>	<b>Ceiling Height:</b>	<b>N/A</b>
<b>Sprinkler:</b>	<b>N/A</b>	<b>Traffic Count:</b>	<b>6,588</b>
<b>Water:</b>	<b>At Road</b>	<b>Sewer:</b>	<b>At Road</b>



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