

# FOR SALE | VACANT LAND

5721 Trenton Road & 5690 Horatio Street, Utica, New York



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



## PROPERTY HIGHLIGHTS

- ◆ 8.51 ± total acres
- ◆ 5.21 ± acres of commercial land
- ◆ 3.20 ± acres of residential land
- ◆ Utilities on Trenton Road and Dons Ford Drive

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## PROPERTY OVERVIEW

|                               |  |
|-------------------------------|--|
| Legal Address:                | 5721 Trenton Road<br>Deerfield, New York 13209<br>Oneida County<br>Town of Deerfield |
| Nearest Cross Street:         | Don's Ford Drive   |
| Tax Parcel ID:                | 294.013-1-22, 294.013-1-27 & Portion of 294.017-1-42                                 |
| Proximity to Highway:         | .26 ± miles from Routes 8 & 12   |
| Public Transportation Access: | Located on bus line  |
| Parcel Size / Frontage        | 8.51 ± acres / 283' ±  |
| Parking Spaces                | TBD  |
| Year Built/ Last Renovated    | N/A  |
| Total Building Area:          | 8.51 ± acres   |
| Available Space:              | Vacant Land  |
| HVAC:                         | N/A  |
| Sprinkler System:             | N/A  |
| Utilities:                    | Public gas, sewer, water & electric at street  |
| Signage:                      | TBD  |
| Ceiling Height:               | N/A  |
| Loading Facilities:           | N/A  |
| Zoning:                       | Commercial (C) and Residential   |
| Sale Price:                   | \$ 139,000.00  |
| Lease Rate:                   | N/A  |
| Lease Type:                   | N/A  |
| RE TAXES                      | \$ 3,838.79  |



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