

# FOR SALE | INDUSTRIAL SPACE

221-227 Oriskany Street, Utica, New York



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



## PROPERTY HIGHLIGHTS

- ◆ Property located in Opportunity Zone
- ◆ 33,976 ± SF building available
- ◆ Zoned central business district
- ◆ Close proximity to future Downtown Hospital
- ◆ Located across from proposed Nexus Center

**READY TO MAKE A DEAL? CLICK HERE NOW!**



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## PROPERTY OVERVIEW

Legal Address:	221-227 Oriskany Street Utica, New York 13502 Oneida County
Nearest Cross Street:	Broadway
Tax Parcel ID:	318.42-2-1, 318.42-2-2, 318.42-2-3.1, 318.42-2-3.2, 318.42-2-4
Proximity to Highway:	2.3 ± miles from NYS I-90
Public Transportation Access:	Located on bus line
Parcel Size	.49 ± acres
Parking Spaces	8 ±
Year Built	1950
Total Building Area:	33,976 ± SF
Available Space:	33,976 ± SF
HVAC:	Yes
Sprinkler System:	Yes
Utilities:	Public gas, sewer, water & electric
Signage:	Yes
Ceiling Height:	TBD
Loading Facilities:	3 overhead doors
Zoning:	CCBD – Central Business District
Sale Price:	\$ 410,000.00
Lease Rate:	N/A
Lease Type:	N/A
RE TAXES	\$ 10,058.81 ±



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