

# FOR LEASE | RETAIL SPACE

350 Leland Avenue, Utica, New York



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



## PROPERTY HIGHLIGHTS

Available Space: 1,500, 1,900 & 7,050 End Cap  $\pm$  SF Available

Lease Price: \$8.00-\$12.00

Lease Type: NNN

CAM/INS/Taxes: \$3.00  $\pm$  SF

**Comments:** Co-tenancy with Big Lots, Burger King, Charlie's Pizza and Parkway Drugs. End-cap visibility from NYS Thruway Exit 31 with 107,000  $\pm$  AADT. Located at intersection of Route 5 (Herkimer Road) and Leland Avenue.

[READY TO MAKE A DEAL? CLICK HERE NOW!](#)



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5 Oxford Road  
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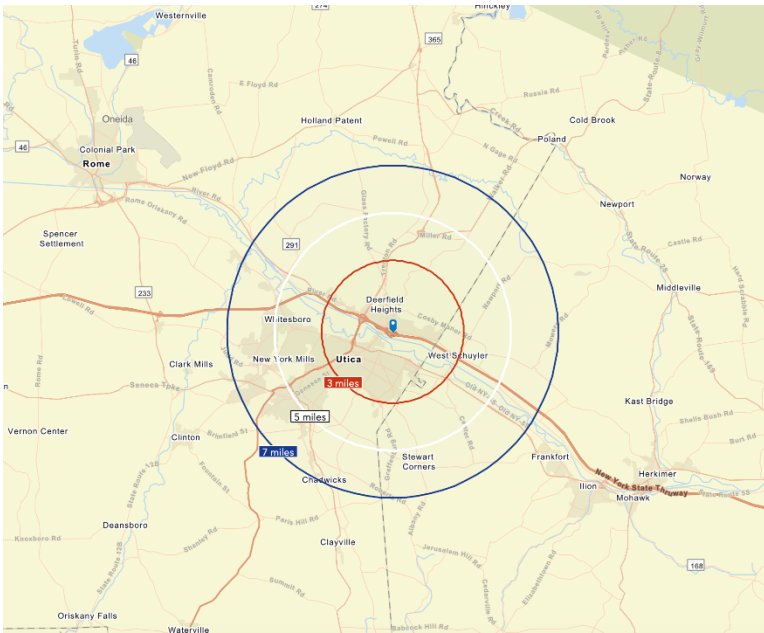


## LATITUDE

43.04781

## LONGITUDE

-76.16775



## DEMOGRAPHICS

By Radius	3 Mile	5 Mile	7 Mile
Population	60,009	91,817	117,143
Households	23,382	38,832	46,141
Median HH Income	\$32,752	\$39,829	\$45,179
Daytime Population	68,740	103,445	129,858
Businesses	1,864	3,093	3,985
Employees	33,916	54,033	69,039

SOURCE: ESRI Report 3/20/2019

## TRAFFIC COUNTS

Roadway	Volume Count
NYS Route 5 (Herkimer Road)	15,100 AADT



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