

# FOR LEASE | RE-DEVELOPMENT SITE

9735 River Road, Marcy, New York



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



## PROPERTY HIGHLIGHTS

Parcel Size: 1.3 ± acres

Zoning: General Commercial

Tax Parcel ID: 306.000-2-15

Lease Price: \$40,000.00 Annually

Lease Type: NNN

CAM/INS/Taxes: TBD

**Comments:** 1.3 ± acre re-development site. Owner will build to suit.

Located at the entrance of SUNY Poly and Marcy Nanotech. Located at controlled intersection.



**Dominic Pavia, President**  
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5 Oxford Road  
New Hartford, New York 13413

151 Northern Concourse  
Syracuse, New York 13212

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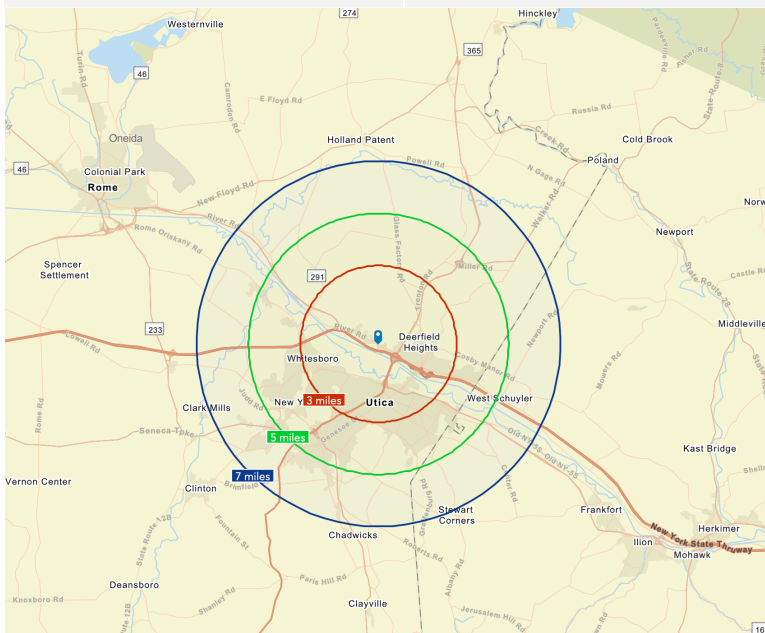


## LATITUDE

43.12911

## LONGITUDE

-75.24336



## DEMOGRAPHICS

By Radius	3 Mile	5 Mile	7 Mile
Population	52,382	101,522	120,528
Households	20,878	40,047	48,031
Median HH Income	\$34,635	\$45,025	\$49,875
Daytime Population	59,386	109,647	129,043
Businesses	1,985	3,416	3,988
Employees	33,264	59,122	69,594

SOURCE: ESRI Report 2/5/2020

## TRAFFIC COUNTS

Roadway	Volume Count
River Road	156,000 AADT



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