3610 Route 31, Clay, New York



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







Dominic Pavia, President Licensed Real Estate Broker 315.736.1555 x300 Office Dpavia@PaviaRealEstate.com



Available Space: 3,840 ± SF Parcel Size: 1.51 ± acres Parking Spaces: 50 ± Tax Parcel ID: 052.-02-11.6 Sale Price: Negotiable Lease Price: Negotiable **Comments:** This premium location is situated at the corner of Routes 31 and 57. Heavy traffic-controlled intersection with high visibility. Income producing property. AADT: 26,600 ± vehicles.

READY TO MAKE A DEAL? CLICK HERE NOW!



Carole L. Iseneker Licensed Real Estate Salesperson 315.736.1555 x 305 carole@PaviaRealEstate.com



151 Northern Concourse Syracuse, New York 13212 PaviaRealEstate.com MAIN: 315.736.1555

All information furnished, regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and same is submitted subject to errors, change of price, rental or conditions prior sale, lease or financing or withdrawal without notice

FOR SALE OR LEASE

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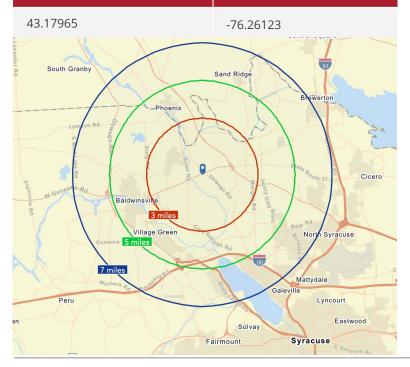


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## LATITUDE

LONGITUDE



## **DEMOGRAPHICS**

**TRAFFIC COUNTS** 

By Radius	3 Mile	5 Mile	7 Mile
Population	29,926	71,741	118,596
Households	11,910	29,695	49,321
Median HH Income	\$81,395	\$74,069	\$71,762
Daytime Population	26,735	64,179	106,443
Businesses	664	1,774	2,942
Employees	10,259	25,169	43,948

SOURCE: ESRI Report 8/23/21

Roadway	Volume Count
Oswego Road	26,600 AADT
1 Northern Concourse racuse, New York 13221	PaviaRealEstate.com MAIN: 315.736.1555



5 Oxford Road New Hartford, New York 13413 15: Syracuse, New York 13221

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