



## PROPERTY FEATURES

- Turnkey, operating automotive service station with four bays and two new gas pumps
- NYS Inspection License and equipment included in sale
- Established, loyal client base serving Onondaga Hill for 20 years
- Additional 7.84 acres adjacent property available for sale

### CONTACT EXCLUSIVE AGENTS:

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## DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
<b>Population</b>	6,139	75,564	172,682
<b>Households</b>	2,142	29,049	67,223
<b>Median Household Income</b>	\$67,851	\$42,212	\$44,214

Source: CoStar

## TRAFFIC COUNTS

- W. Seneca Turnpike — 22,728
- South Avenue — 7,936
- Onondaga Road — 10,641

Source: CoStar

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