



PROPERTY FEATURES

- Redevelopment opportunity in Pulaski, Oswego County, NY
- Vacant .94+/- acre commercial parcel on Route 13 (Port St.) near the Salmon River
- Tourism from fishing on Salmon River and Lake Ontario generate year-round traffic
- Combine with adjacent Steph's Diner property for a 1.11+/- acre parcel with 94' of frontage on Rt. 13

CONTACT EXCLUSIVE AGENT:

Stephen Saleski

Real Estate Associate Broker

(M): 315.727.3103

ssaleski@suttoncos.com

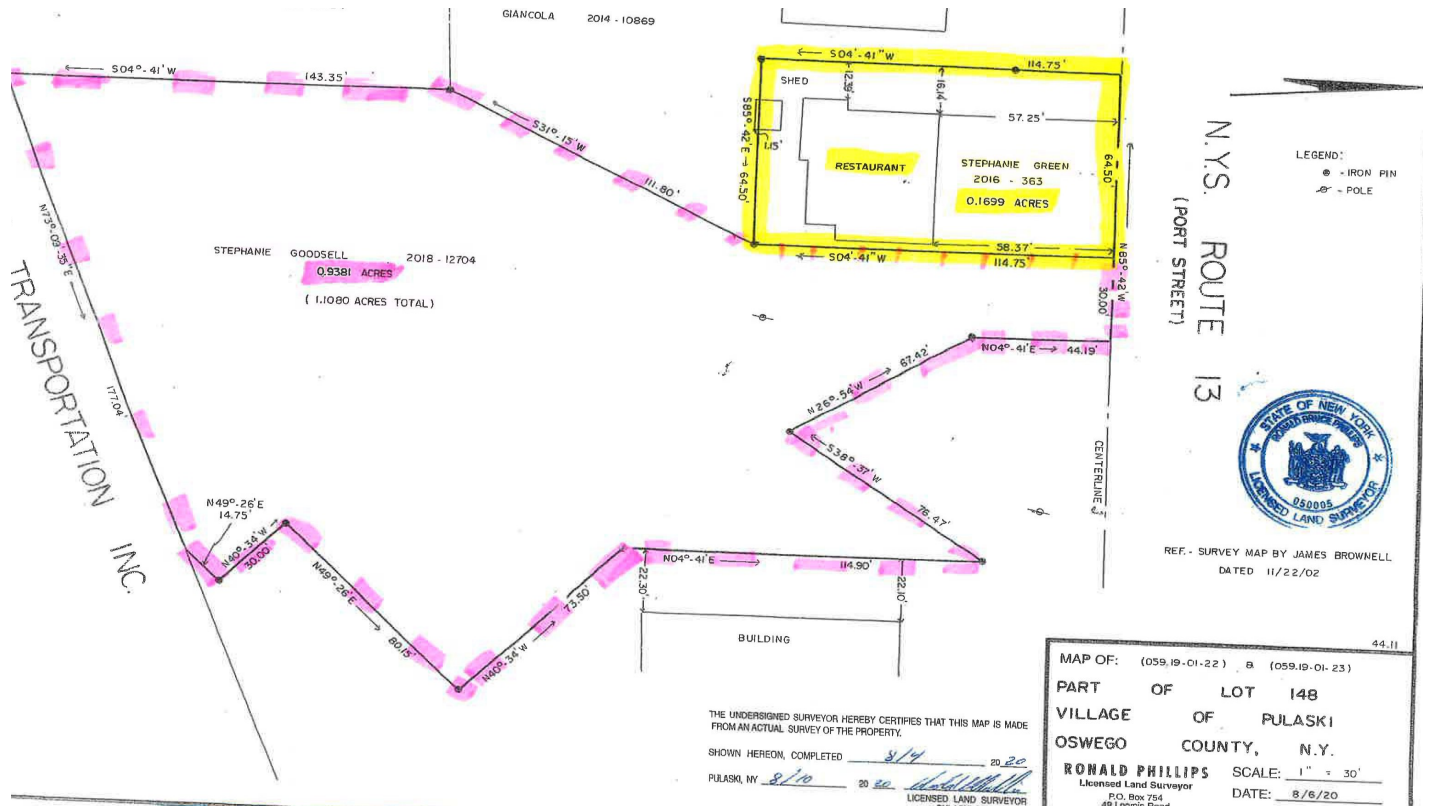
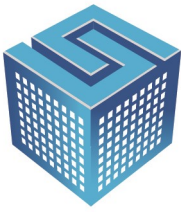
SUTTON REAL ESTATE COMPANY

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DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	2,243	3,627	6,508
Households	993	1,496	2,558
Average Household Income	\$35,912	\$38,596	\$46,548

Source: CoStar

TRAFFIC COUNTS

- Route 13 — 2,249
- Route 11 — 7,936
- S. Jefferson St — 2,491

Source: NYS DOT 2019

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