



FOR SALE | MIXED USE, REDEVELOPMENT NAPA AUTO PARTS BUILDING

4811 Salina Street, Pulaski, NY 13142



PROPERTY FEATURES

- Redevelopment opportunity on the Salmon River in Pulaski, NY
- Two-story 10,650 SF building on 3/4 acre with parking on both sides
- 184 feet of frontage on the Salmon River with access to world-class fishing
- Current NAPA store is relocating
- Retail, residential or mixed-use potential
- Property located in an Opportunity Zone
- Tourism from the Salmon River, Lake Ontario and snowmobiling provide year-round traffic

CONTACT EXCLUSIVE AGENT:

Stephen Saleski

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DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	2,234	3,570	6,601
Households	993	1,475	2,597
Average Household Income	\$55,618	\$61,143	\$67,643

Source: CoStar

TRAFFIC COUNTS

- Salina St/Route 11 — 7,089
- Rome Road/Route 31 — 9,697
- Route 81 — 18,791

Source: NYS DOT

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