

FOR SALE OR LEASE

419 East Taft Road  
Syracuse, New York 13212



## 1,894± SF Convenience Store

### Property Highlights

- 1,894± Former gas station/convenience store situated on a 0.92± acre lot
- Excellent location just west of the Taft Road I-81 Exit at the northeast corner of Gateway Park Drive
- Excellent visibility with pylon and building signage
- Building in very good condition
- Gas tanks/dispensing equipment to be removed
- Zoning in the Village of North Syracuse (Town of Clay) is PD – Planned Development
- Former car wash structure at rear of property



| Demographic         | 1 Mile   | 5 Miles  | 10 Miles |
|---------------------|----------|----------|----------|
| Population          | 5,638    | 147,435  | 389,086  |
| Households          | 2,678    | 64,180   | 163,272  |
| Average H.H. Income | \$81,719 | \$87,371 | \$94,786 |
| Daytime Employees   | 6,256    | 104,779  | 264,549  |

Source: ESRI Business Analyst 2024

### Traffic Counts

|                         |             |
|-------------------------|-------------|
| East Taft Road          | 16,094 AADT |
| I-81 (North of Taft Rd) | 67,784 AADT |
| I-81 (South of Taft Rd) | 51,483 AADT |

Source: Inrix, Sites USA 2024

### Contact

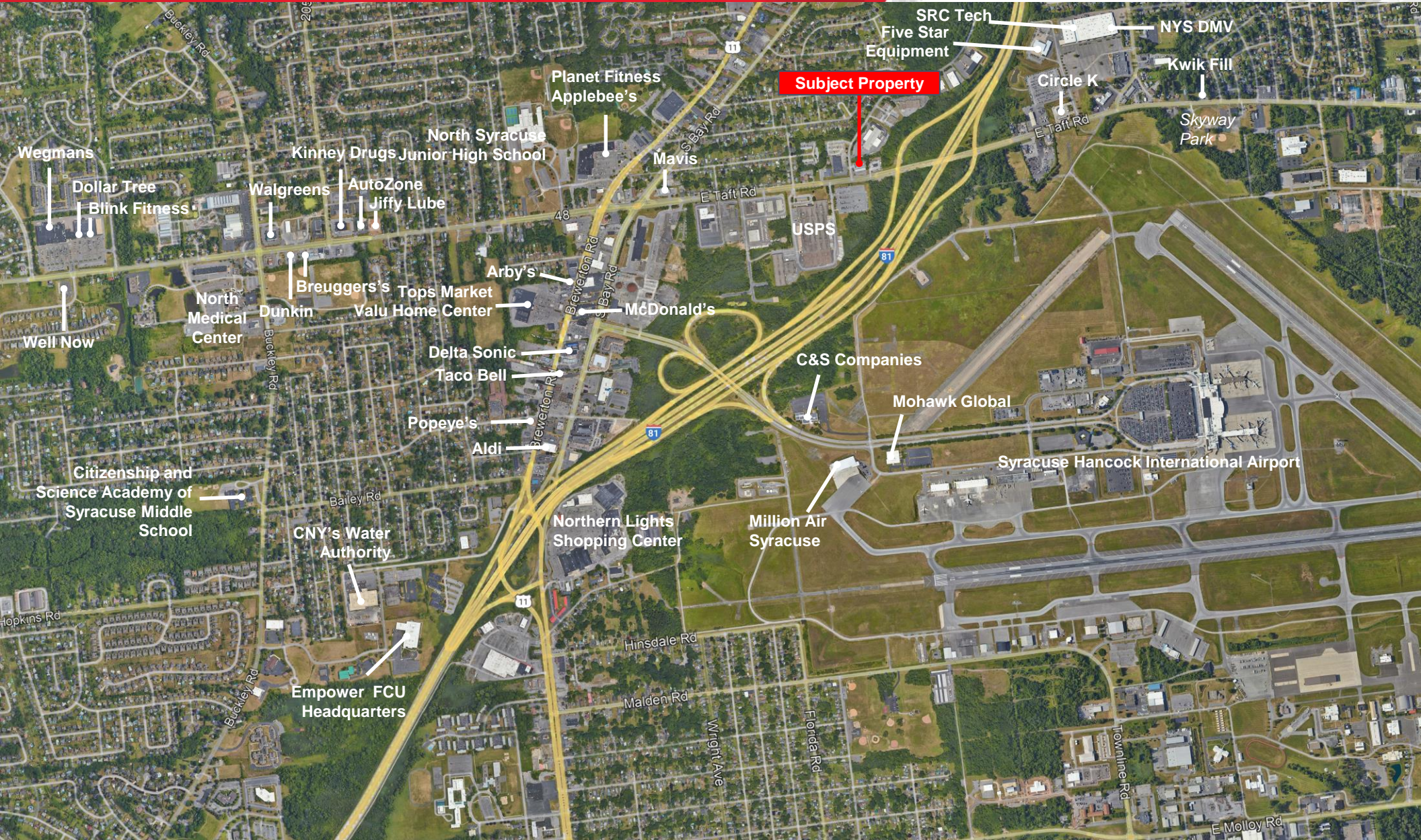
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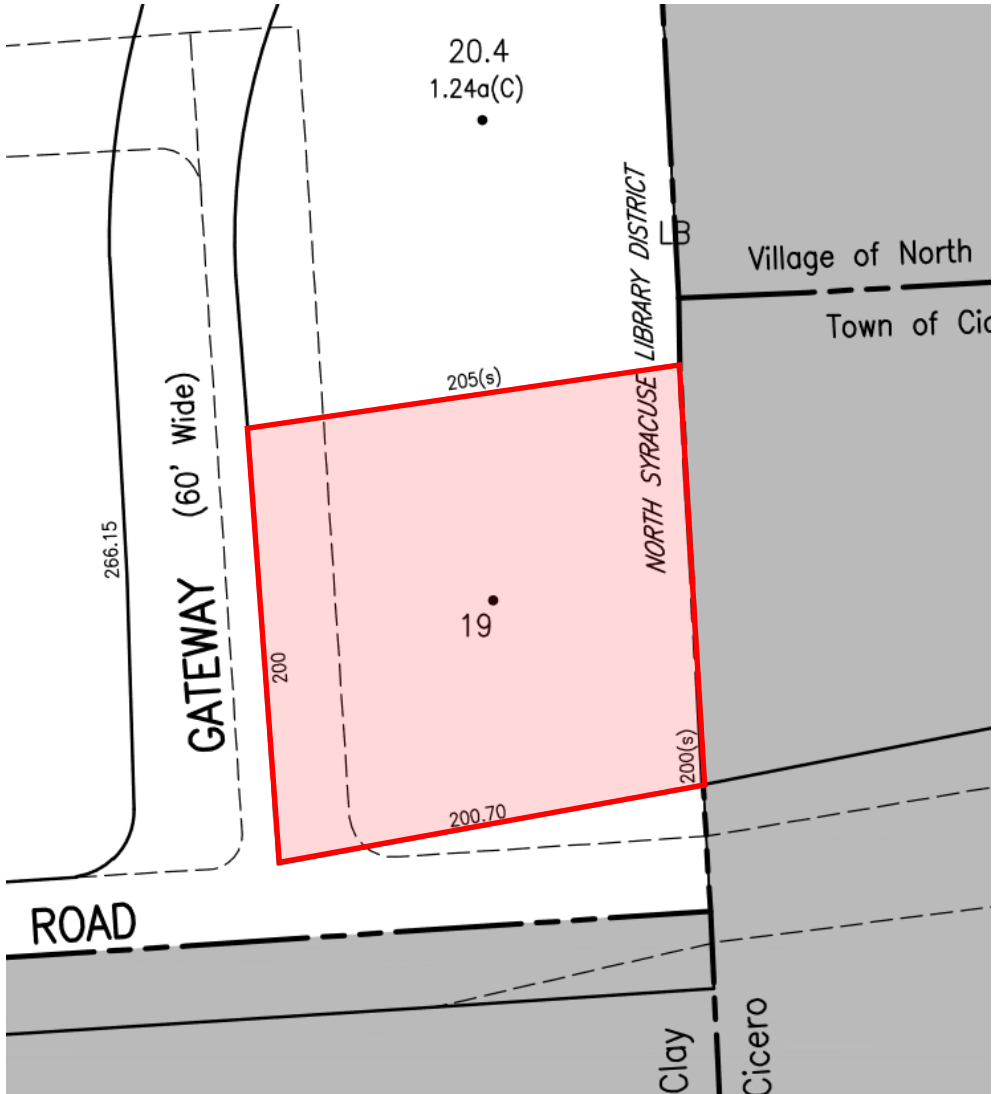
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Approximate plot lines, subject to verification of survey

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