



FOR SALE

6,272± SF WELL-MAINTAINED BUILDING FOR SALE

Property Highlights

- 6,272 SF building visible from and bordering Niagara Falls Blvd
- Large 1.8-acre lot offering ample parking or expansion opportunities
- Well-maintained building
- High-traffic corridor surrounded by retail, restaurant and service amenities
- Niagara County location on Erie County line
- Convenient access to NYS Thruways and regional throughfares
- Ideal For: auto retailing/collision, restaurant, recreational vehicle sales, retail, warehouse

Building Features

| | |
|---------------|----------------|
| Building Size | 6,272± Sq. Ft. |
| Lot Size | 1.8± Acres |

| Demographic | 1 Mile | 3 Miles | 5 Miles |
|---------------------|----------|----------|----------|
| Population | 5,565 | 52,867 | 135,821 |
| Average H.H. Income | \$93,784 | \$89,446 | \$98,789 |

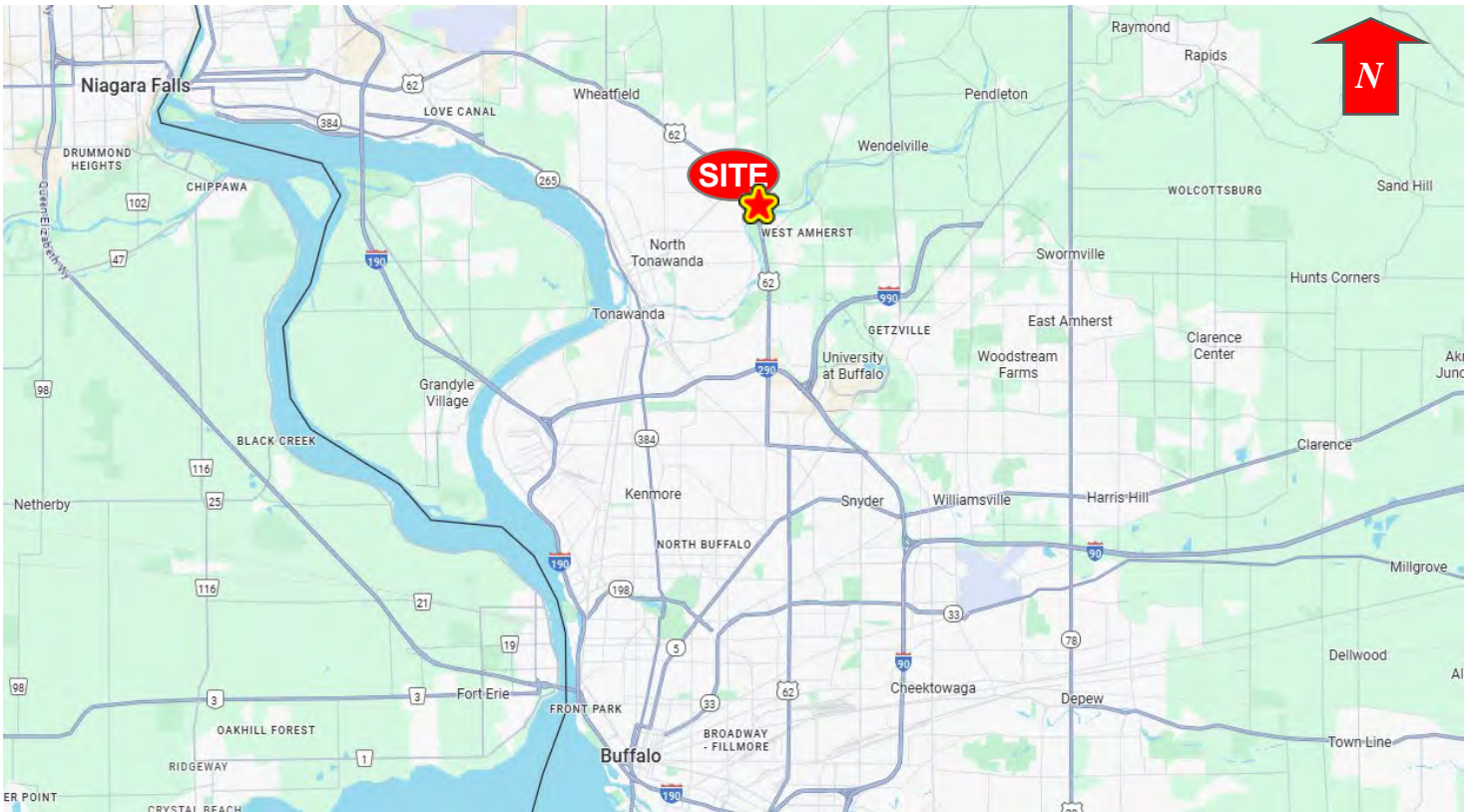
Source: ESRI Business Analyst 2025

EXCLUSIVE CONTACT

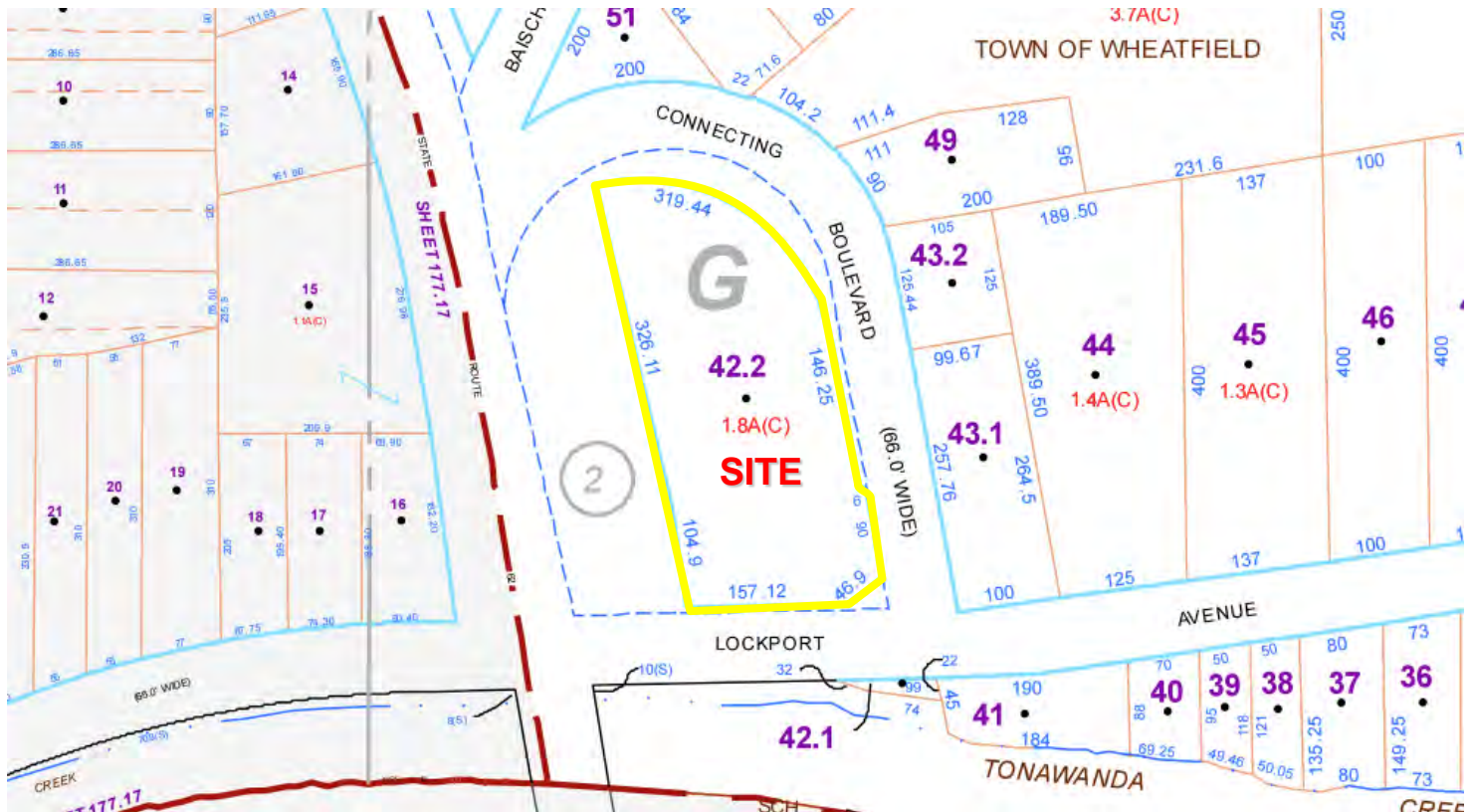
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Location Map



Tax Map

