


FOR SALE

7.07± ACRE DEVELOPMENT SITE

Property Highlights

- Excellent visibility on I-90E (NYS Thruway) with over 260± feet of frontage
- Minutes from Carrier Circle exit of I-90
- Surrounded by over 1,800 hotel rooms in more than 15 hotels
- Access to both Court Street Road and Kinne Street
- Situated across from Pioneer Business Park, a 235,000± SF Class A office park
- Zoned Industrial (IND) in the Town of Dewitt
- Area neighbors include Carrier Corp., GLS Logistics and Buckeye Corrugated
- Site is a 15-minute drive from planned \$100 billion Micron semiconductor fabrication facility in Clay, NY

Demographic

	1 Mile	3 Miles	5 Miles
Population	1,747	36,786	160,325
Households	8,510	16,915	67,140
Average H.H. Income	\$95,136	\$73,036	\$77,610
Daytime Employees	8,832	37,568	145,916

Source: ESRI Business Analyst 2022

Traffic Counts

Kinne Street	15,066 AADT
I-90 (NYS Thruway)	34,366 AADT
Route 298	16,271 AADT

Source: NYS DOT 2019

EXCLUSIVE CONTACT

Elaina Pirro
Associate Real Estate Broker
+1 315 445 8520
epirro@pyramidbrokerage.com

5845 Widewaters Parkway, Suite 200
East Syracuse, New York 13057
+1 315 445 1030
pyramidbrokerage.com



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**Kinne Street
East Syracuse, New York 13057**



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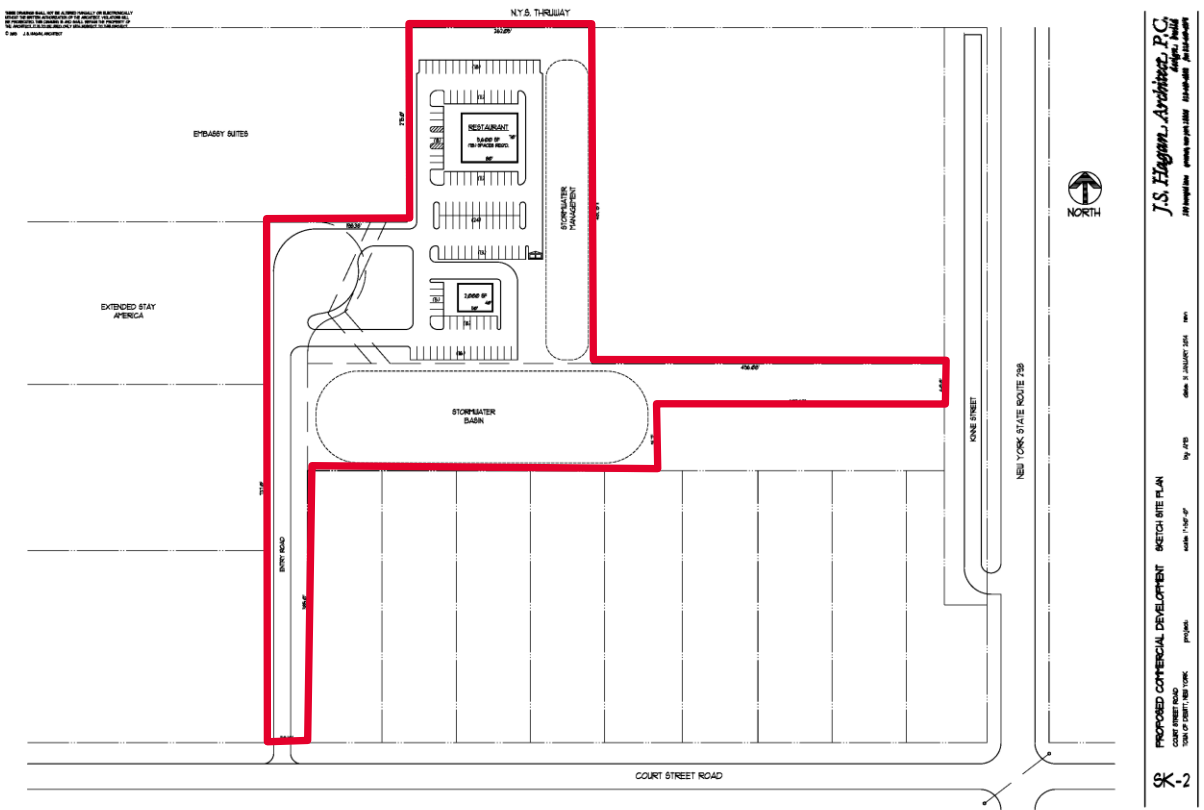
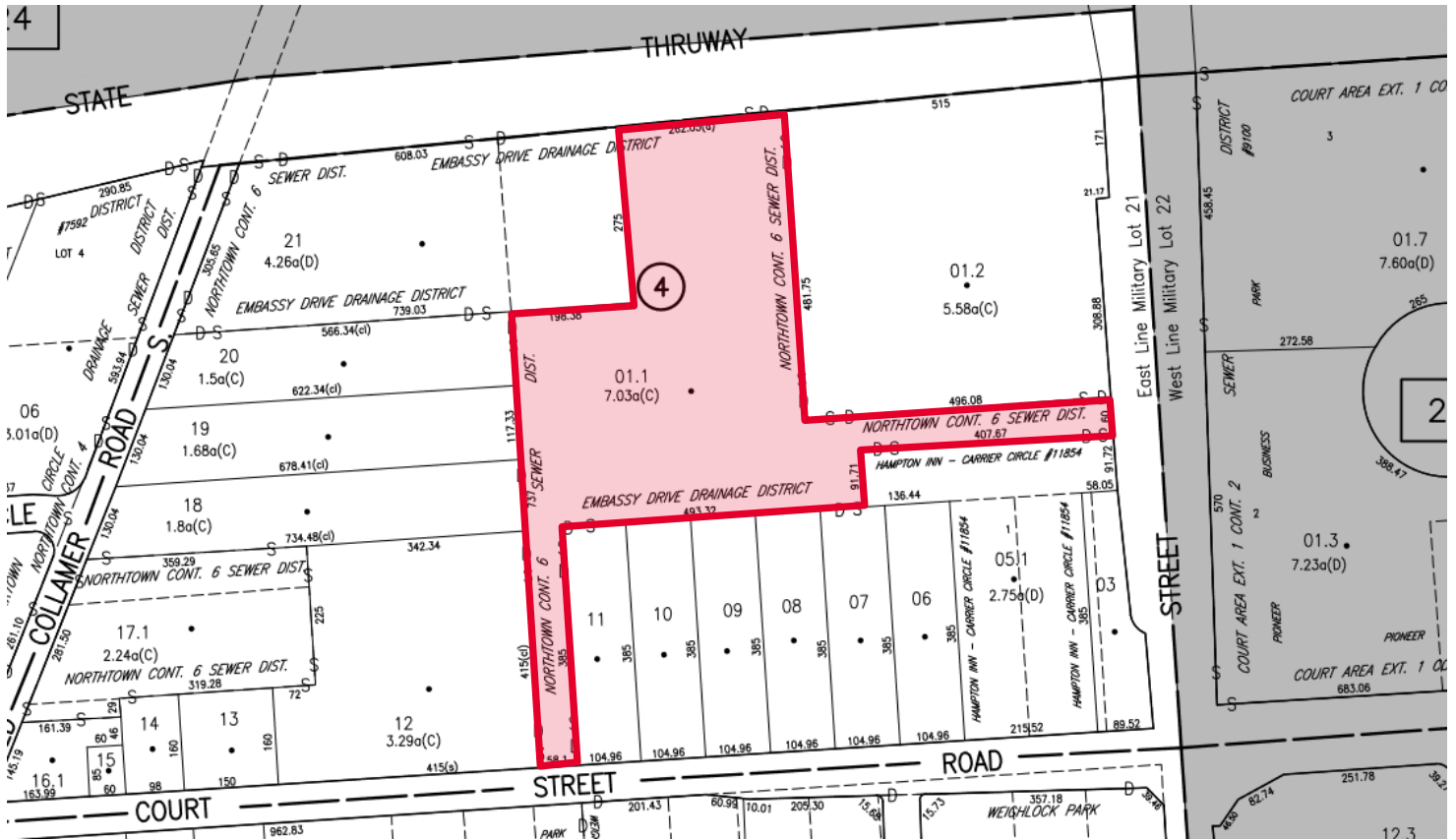


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East Syracuse, New York 13057**



J.S. Hagan, Architect, P.C.
Architectural Firm
1000 N. 10th St., Suite 100
Syracuse, NY 13204
Tel: 315.486.1111
Fax: 315.486.1112
www.jshagan.com

PROPOSED COMMERCIAL DEVELOPMENT SKETCH SITE PLAN
COURT STREET ROAD
1000 N. 10th St., Suite 100
Syracuse, NY 13204
Scale: 1/4" = 1'-0"
Date: 12/15/2021
By: J.S. Hagan, Architect, P.C.
Project: 2021-001

SK-2

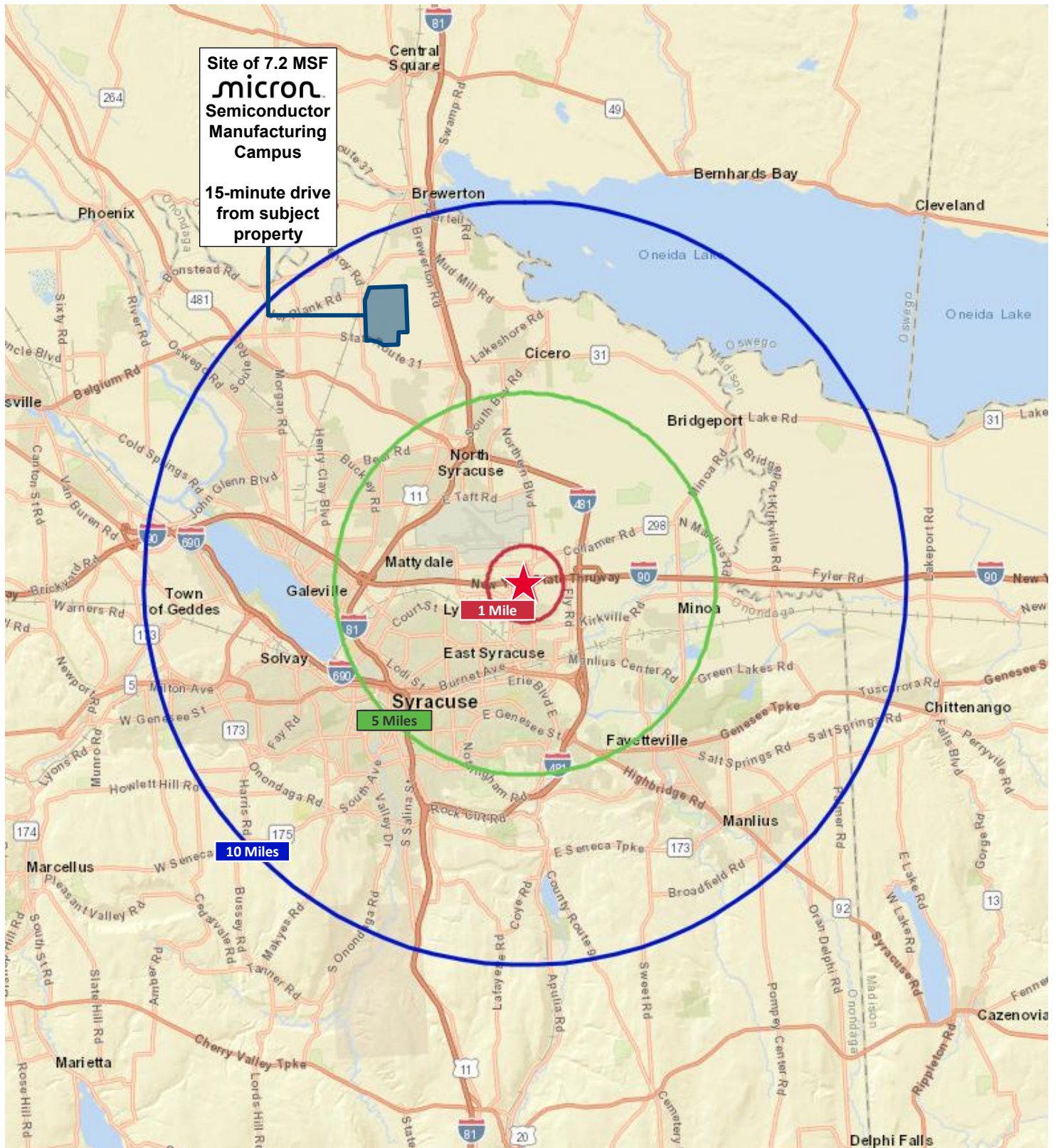


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