



**CUSHMAN &
WAKEFIELD**



**Pyramid Brokerage
Company**

**5900 East Seneca Turnpike
Jamesville, New York 13078**



FOR SALE

5,000± SF ON 0.49± ACRES

Property Highlights

- Functional building with a new roof in 2021
- Suitable for a retail or service building
- Open floor plan
- Ten (10) car, front yard parking
- Opportunity for rear yard overhead door and additional parking
- Close to the City of Syracuse, Jamesville, Syracuse University and area hospitals
- Includes sewer, public water, gas and electric
- Partial basement (2,000± SF) for storage
- New listing price with substantial price reduction

Demographic

	3 Miles	5 Miles	10 Miles
Population	52,321	147,588	318,568
Households	19,385	59,223	134,819
Average H.H. Income	\$92,346	\$86,410	\$96,110
Daytime Employees	19,033	110,333	202,112

Source: ESRI Business Analyst 2025

Traffic Counts

East Seneca Turnpike	6,127 AADT
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Source: NYS DOT 2024

EXCLUSIVE CONTACT

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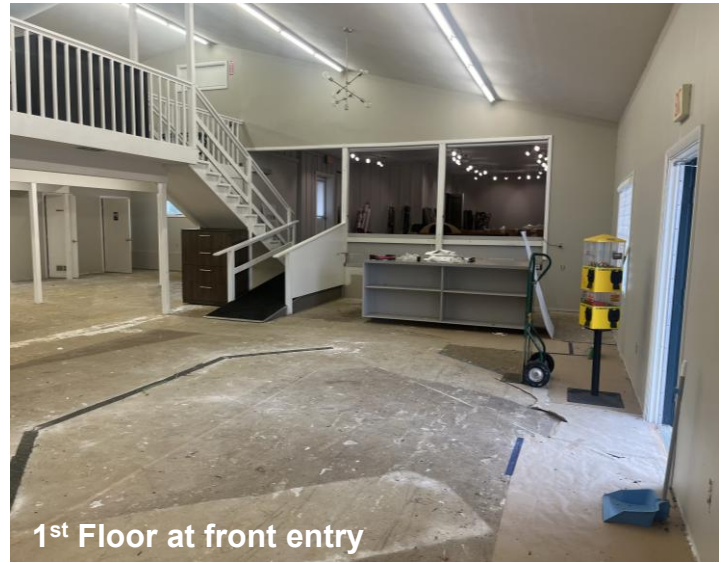


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1st Floor at front entry



1st Floor at front entry



2nd Level w/ ADA ramp



2nd Level w/ ADA ramp



2nd Level w/ ADA ramp



**Rear yard for additional parking &
opportunity for rear OH door**



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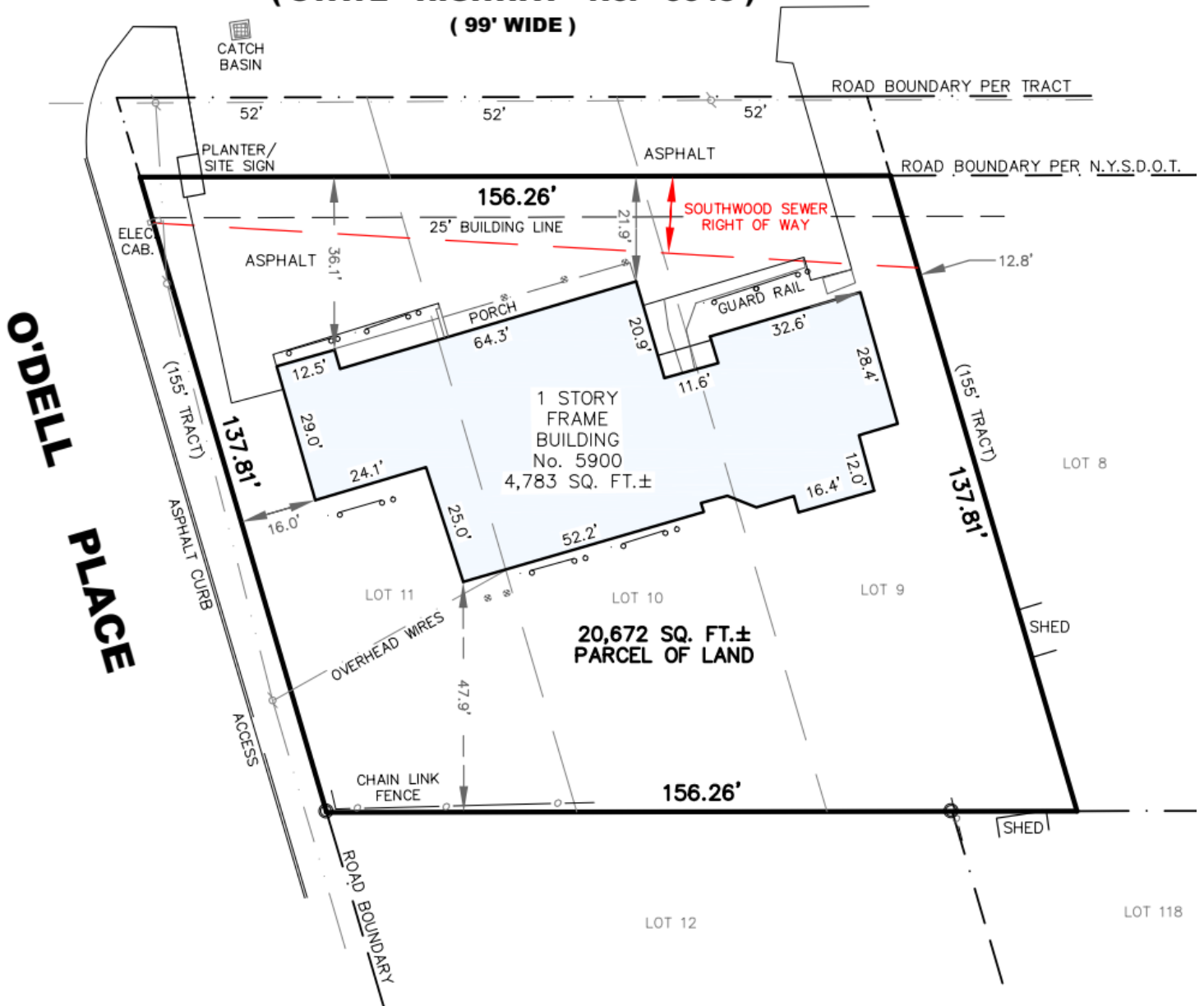
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EAST SENECA TURNPIKE

(STATE HIGHWAY No. 9045)

(99' WIDE)



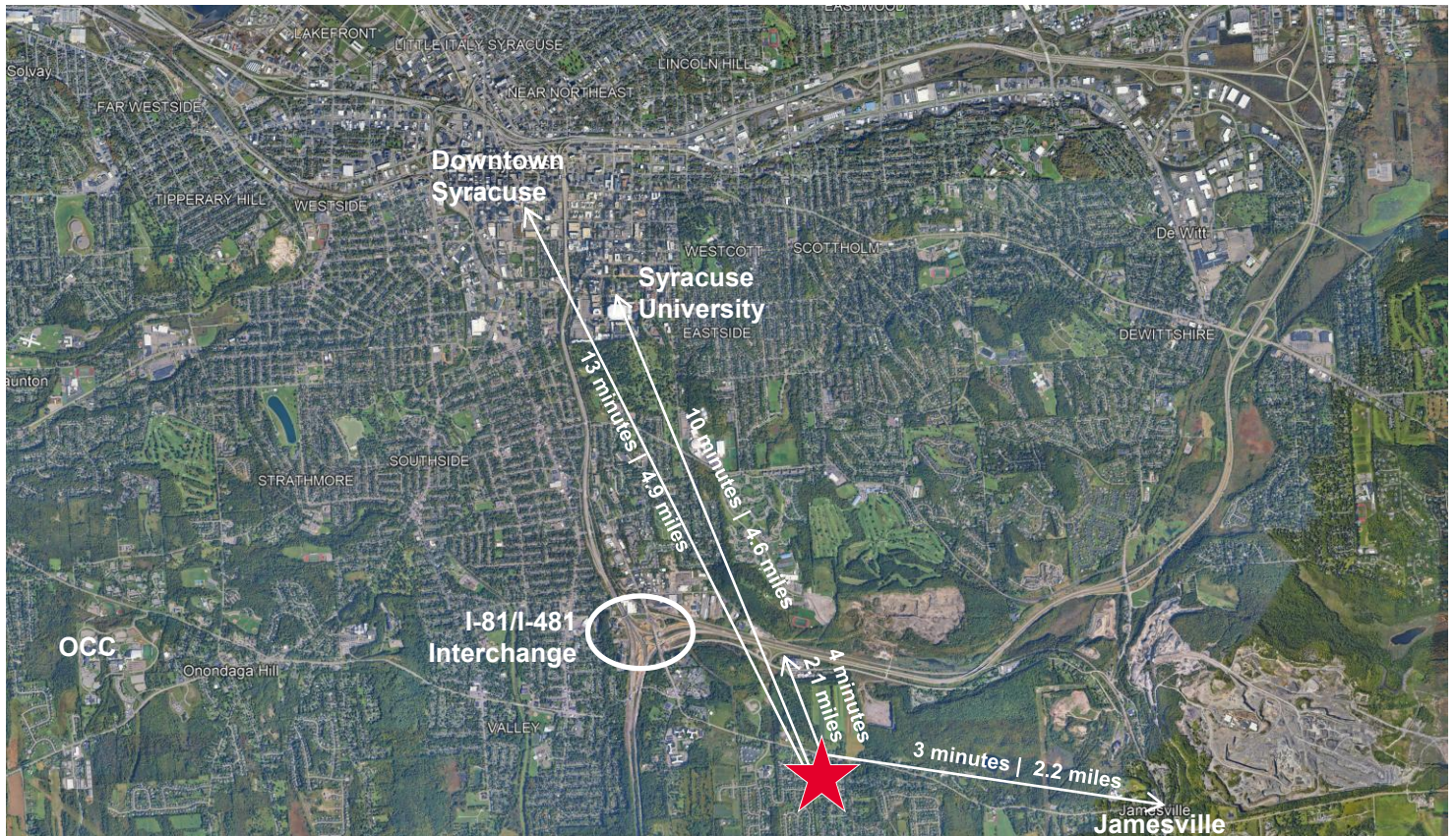


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