

81 SHERIDAN BLVD

81 Sheridan Blvd , Inwood, NY 11096



OFFERING SUMMARY

SALE PRICE:	\$1,800,000
LOT SIZE:	0.26 Acres
YEAR BUILT:	1945
BUILDING SIZE:	9,000 SF
ZONING:	Industrial
MARKET:	Long Island
SUBMARKET:	Southwestern Nassau
TRAFFIC COUNT:	34,369
PRICE / SF:	\$200.00

PROPERTY OVERVIEW

9000 SQFT WAREHOUSE - For SALE! Located in Inwood, on a heavily traveled Sheridan Blvd, this corner property is ideal for all types of industrial and wholesale business. Inwood is among the Five Towns, an informal grouping of villages and hamlets in Nassau County on the South Shore of western Long Island adjoining the border with Queens. 10 minutes away from JFK Airport and 25 minutes away from La Guardia Airport. 10 Walking distance to local MTA A train and directly on the road of major Long Island and MTA Bus routes.

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	10,814	43,527	115,822
Total Population	35,694	138,053	358,591
Average HH Income	\$60,429	\$78,308	\$85,082

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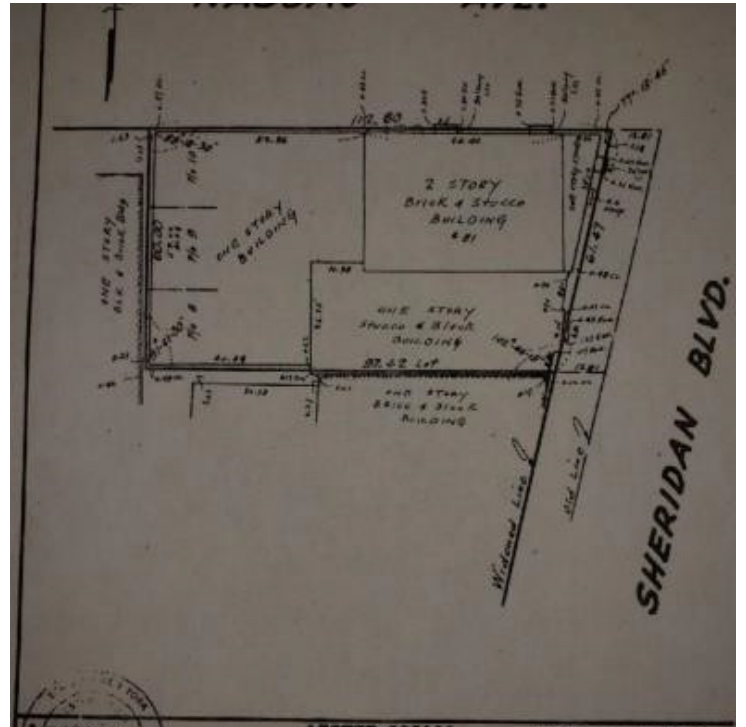
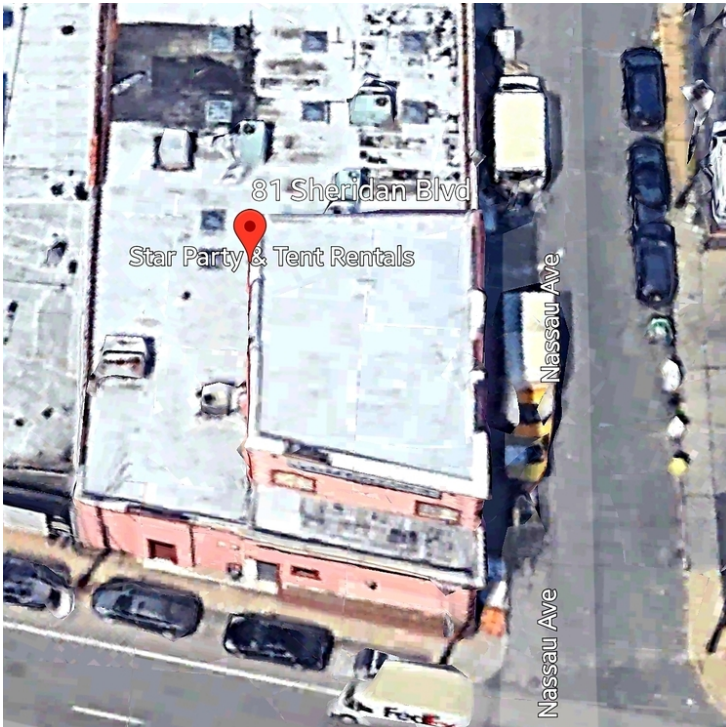
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INDUSTRIAL FOR SALE

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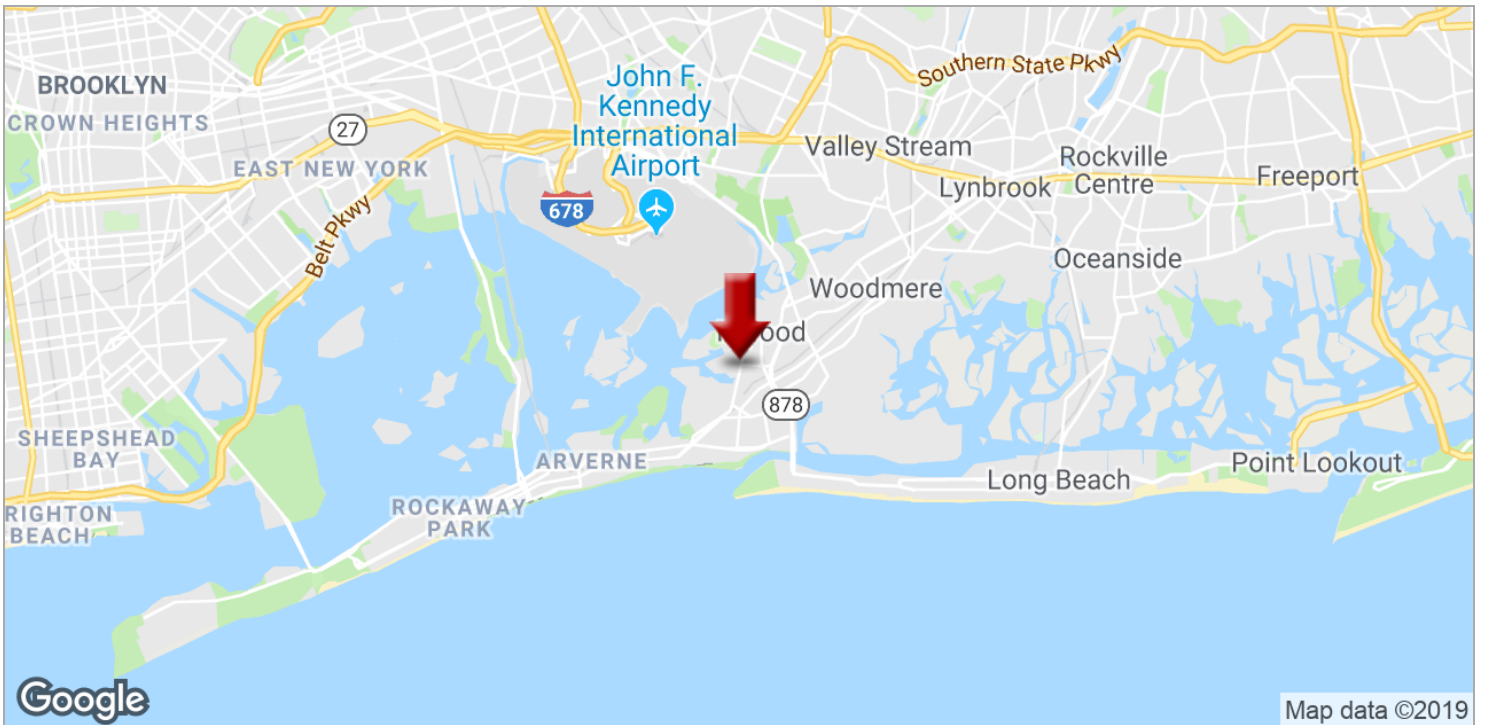
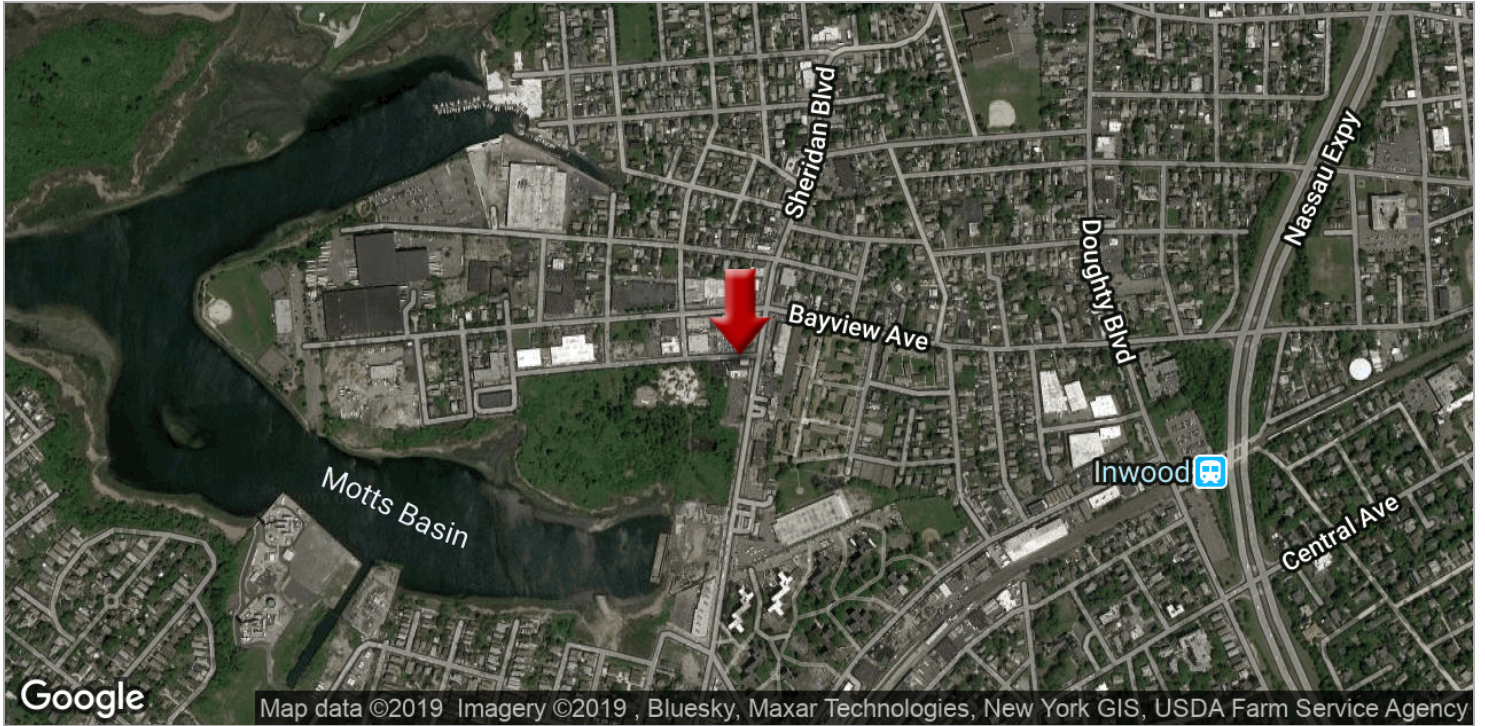
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