



OFFERING SUMMARY

Sale Price:	\$150,000
Lot Size:	0.28 Acres

PROPERTY OVERVIEW

This great development opportunity is split zoned J-2 Business and A-1 Residence.

Located on the Corner of Middle Country Road and March Court.

- Excellent signage exposure.
- Corner lot on busy Middle Country Road retail corridor.
- Daily traffic count 44,714.

ARIC SCHACHNER

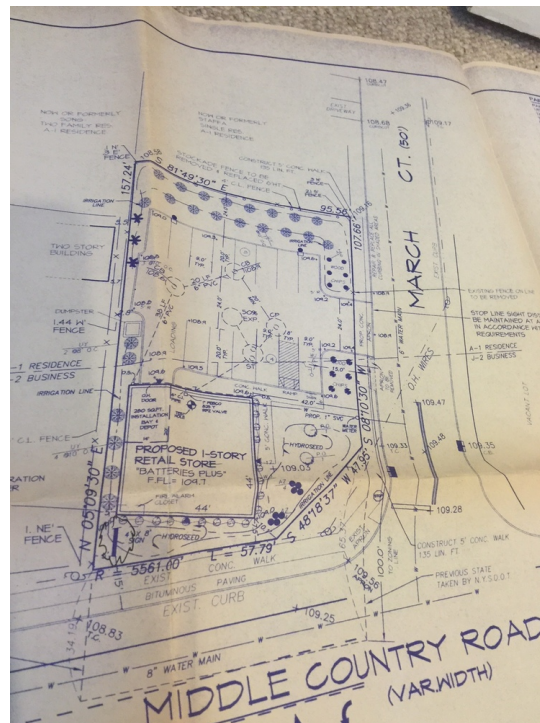
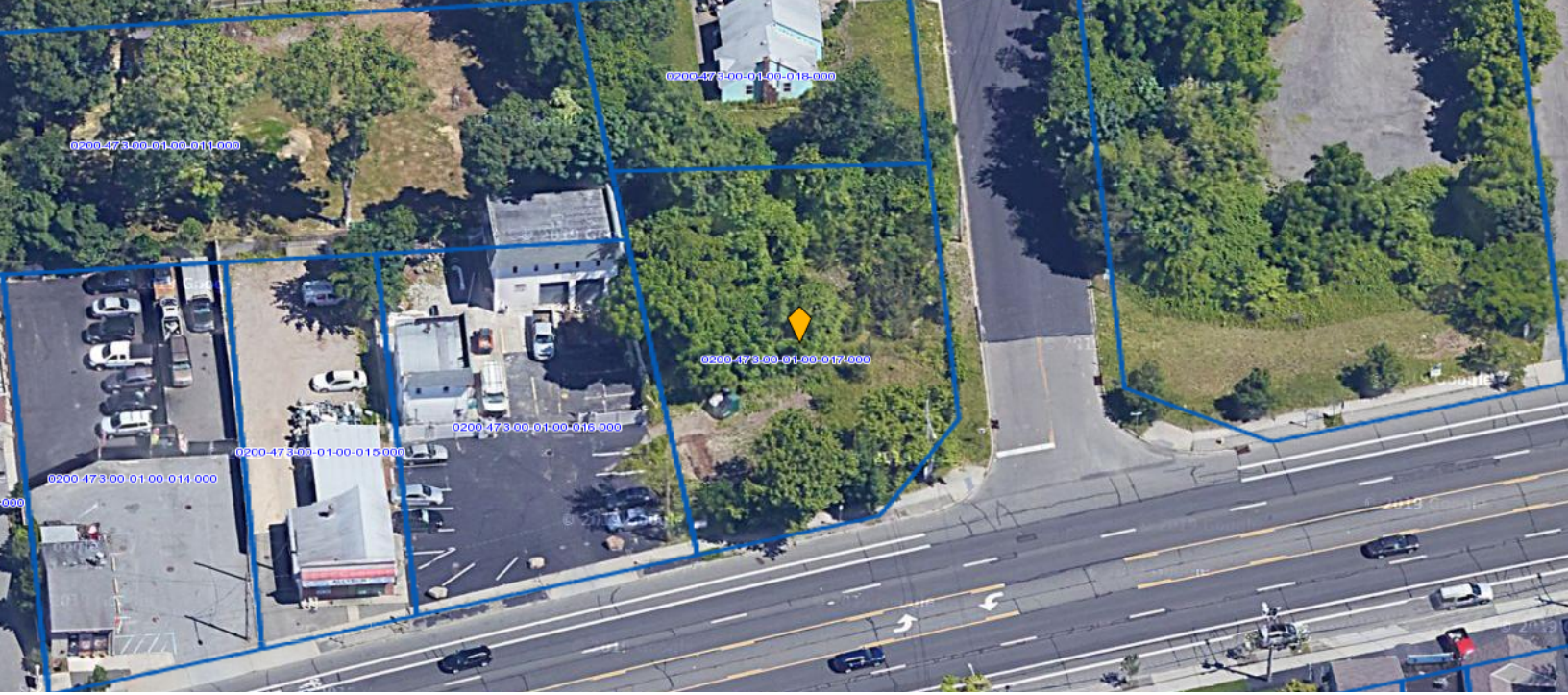
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The information presented here is deemed to be accurate, but it has not been independently verified. We make no guarantee, warranty or representation. It is your responsibility to independently confirm accuracy and completeness.

FOR SALE



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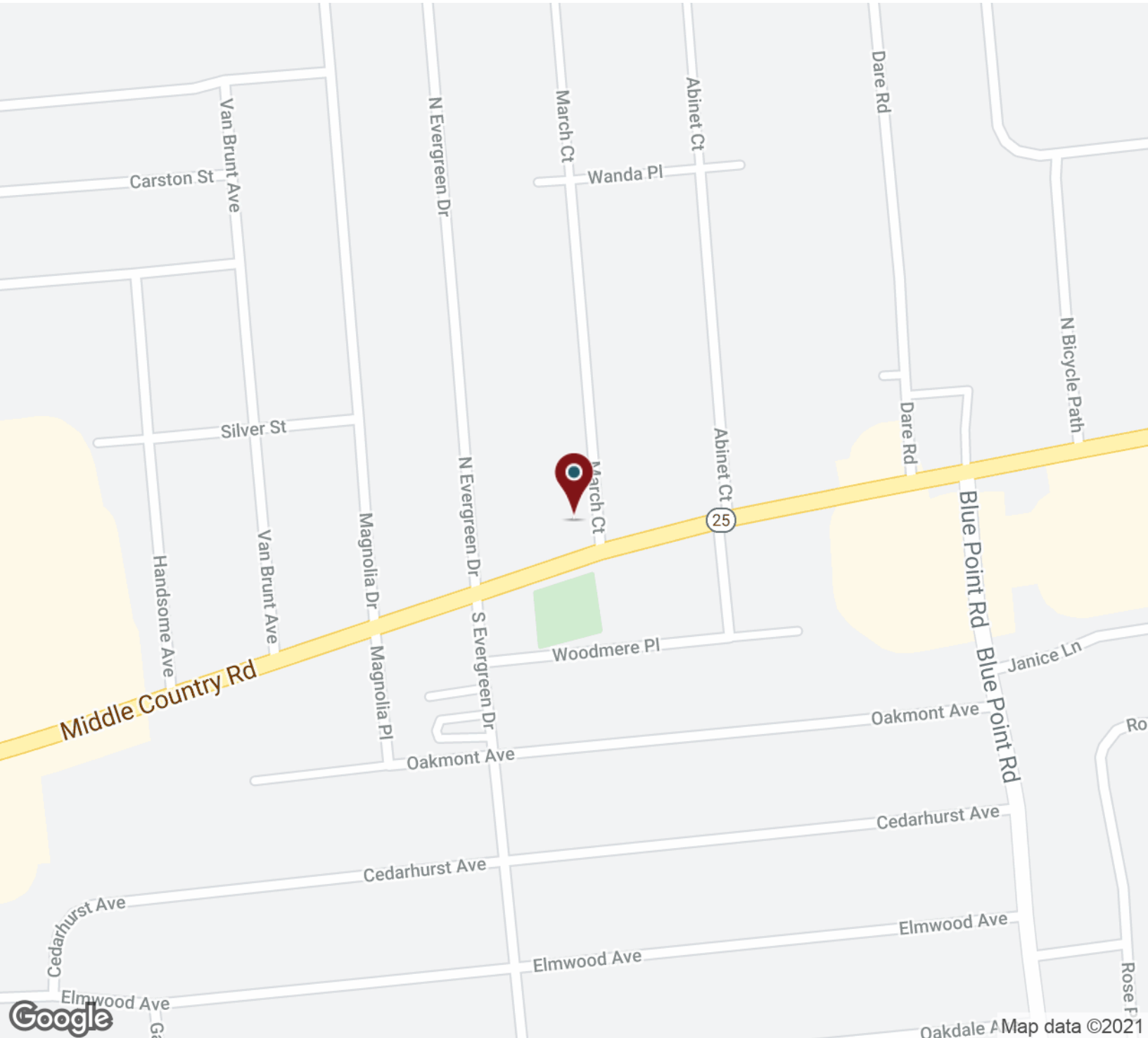
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777 Middle Country Road

Selden, NY 11784

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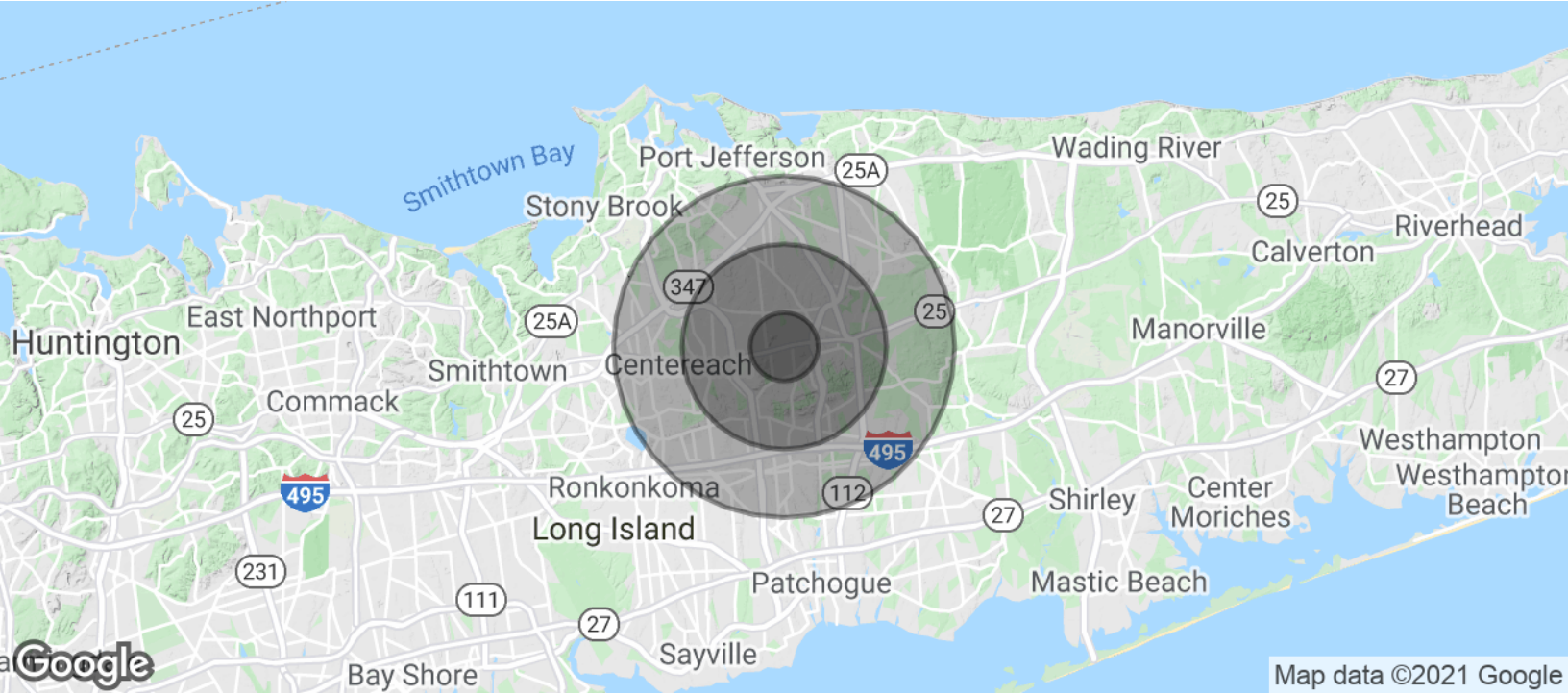
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FOR SALE



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	14,645	101,633	243,355
Average age	34.8	37.4	38.0
Average age (Male)	32.9	35.3	36.7
Average age (Female)	36.1	39.2	39.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	4,857	33,769	81,926
# of persons per HH	3.0	3.0	3.0
Average HH income	\$80,488	\$91,553	\$95,789
Average house value	\$347,134	\$381,545	\$394,371

* Demographic data derived from 2010 US Census

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