



## Great Dane Properties, LLC

Commercial Real Estate Sales, Leasing, Management & Development

**For Lease**  
**Former Walgreens**  
**\$9.00/SF/YR NNN**  
**11,270SF**  
**Corner Lot**  
**Double Drive-Thru**



**For Lease**  
**4001 South Salina Street**  
**Syracuse, NY 13205**

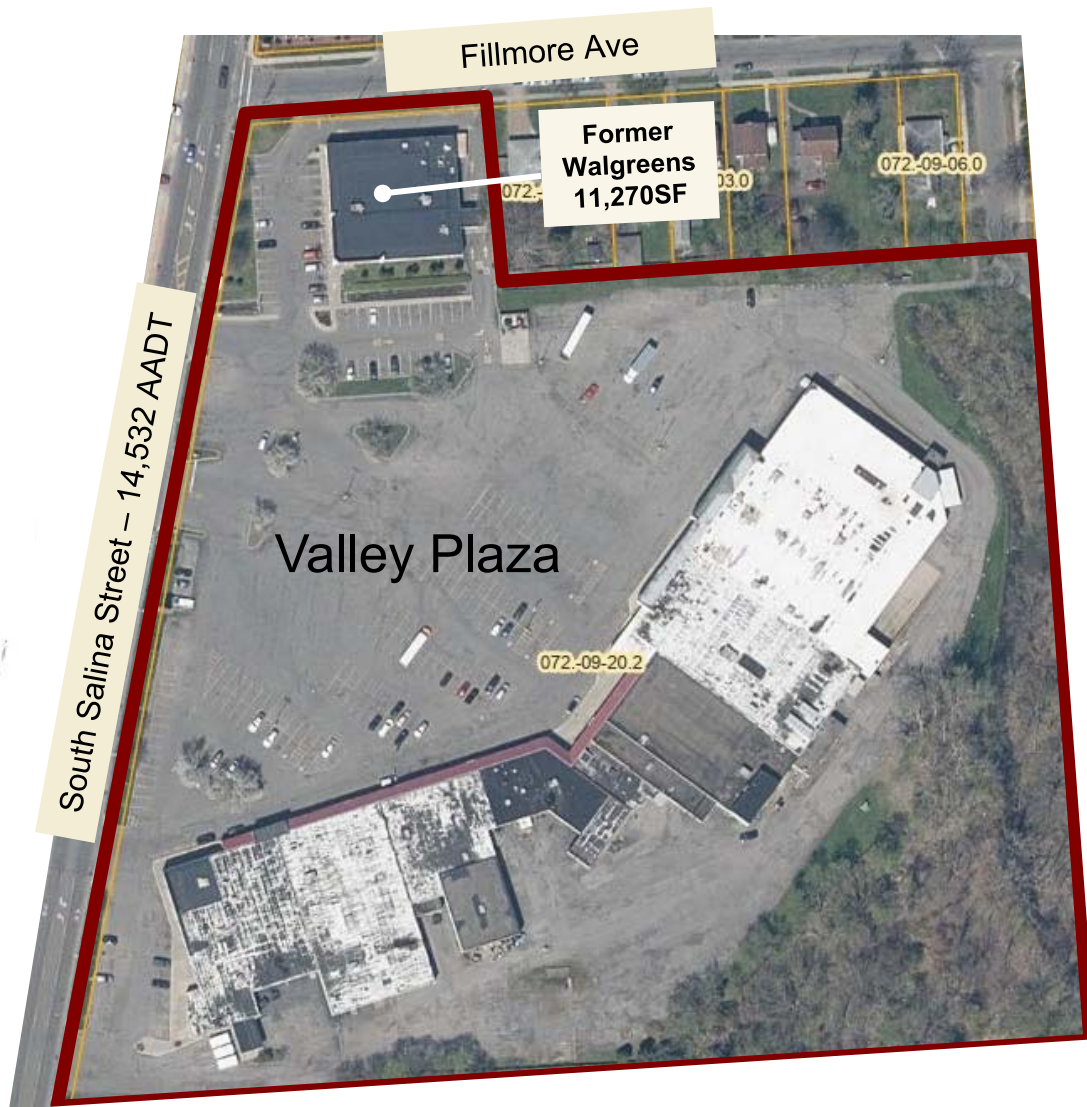
Great Dane Properties is pleased to present this former Walgreens stand-alone building for Lease on busy South Salina Street. This location is adjacent to Valley Plaza and boasts 14,532 AADT.



## Great Dane Properties, LLC

**Joseph M. Draghi 607-838-3263 – jdraghi@greatdaneproperties.com** **Karina K. Draghi 607-838-3463 – Karina@greatdaneproperties.com**

Florida Office: 6151 Blackjack Court N, Punta Gorda, FL 33982



## Former Walgreens Available for Lease

- Stand-alone building adjacent to Valley Plaza which will drive traffic to your location
- 11,270SF of open floor plan
- Corner Lot
- Double Drive-thru
- High Traffic Counts
- Zoned CM: Commercial Zone District
- Uses permitted by right: Retail sales, Educational facilities, Health care clinic, Kennel, Veterinary hospital, Day care center, Family day care, Event Center, Bar, Beverage café, Restaurant, Nightclub, Brewpub, Office, Bank and much more!



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**4001 South Salina Street  
Syracuse, NY 13205**



**UPSTATE**  
UNIVERSITY HOSPITAL  
COMMUNITY CAMPUS

**2013 Demographics**  
**4141 South Salina Street Syracuse, NY**

	2 Mile Radius	5 Mile Radius	10 Mile Radius
Population	44,802	187,666	341,962
Households	16,428	75,380	142,036
Median HH Income	\$39,911	\$43,986	\$52,737
Per Capita Income	\$19,846	\$22,787	\$26,832

**Valley Plaza**

37,000SF  
Grocery  
Coming  
Soon

**DUNKIN' DONUTS**

curaleaf

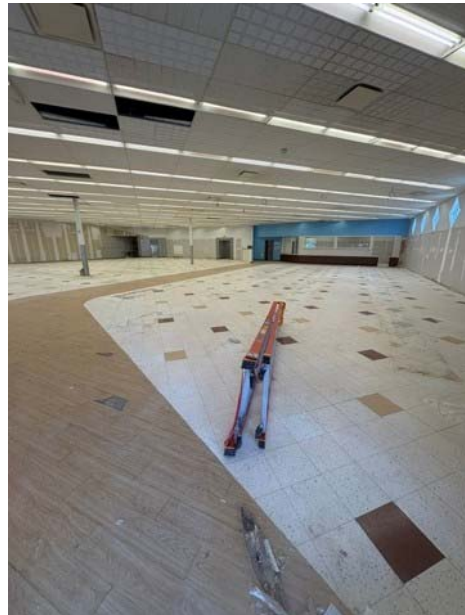
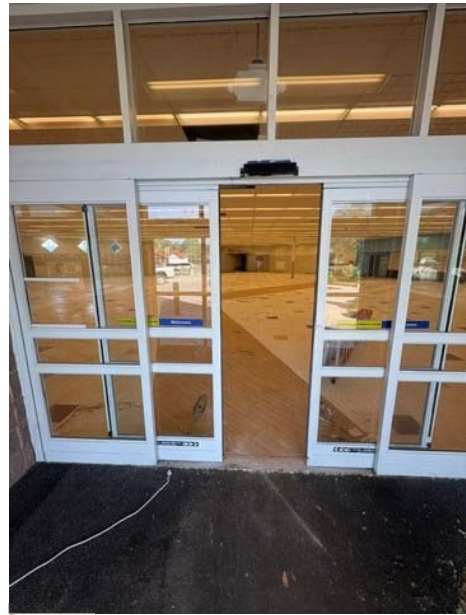
Advance Auto Parts

Community Bank N.A.

**CITI RENDS**

T Mobile

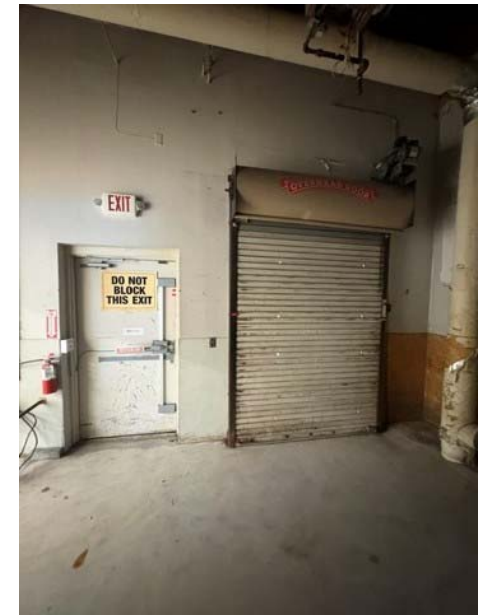




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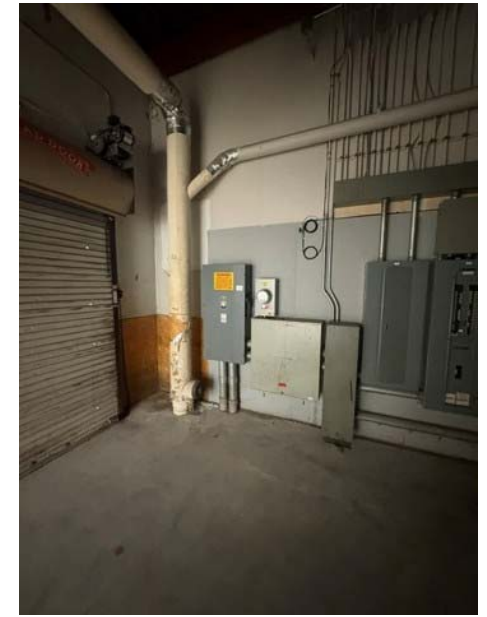
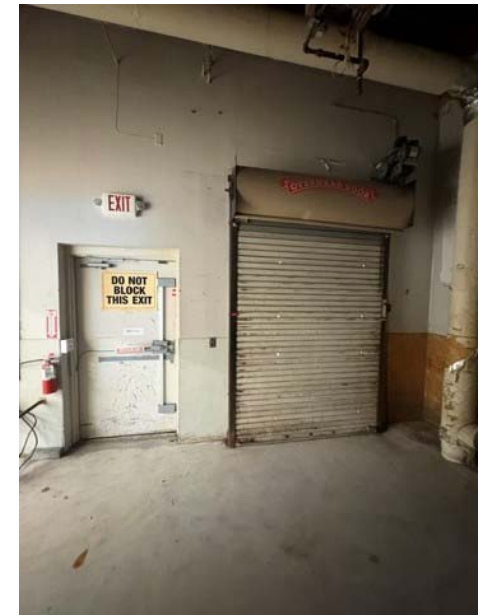
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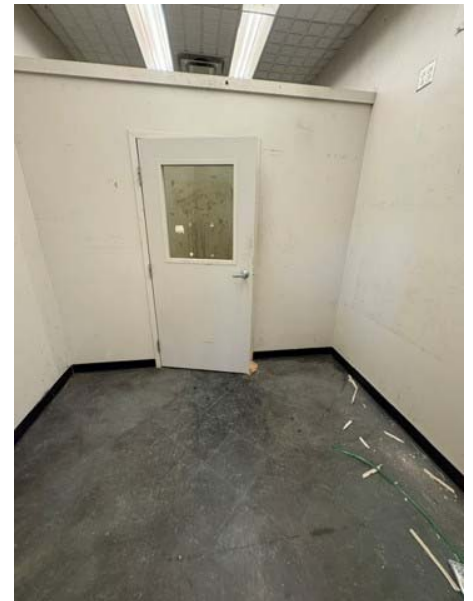
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