

Suite 100

Stand Alone Office Building
6181 Thompson Road
Syracuse, New York 13206

Available



CONCEPT

Location:

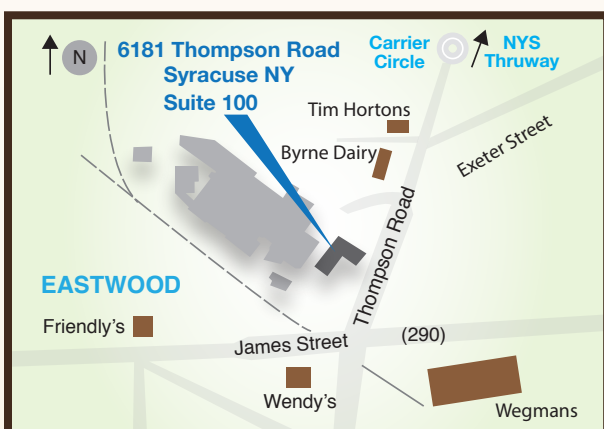
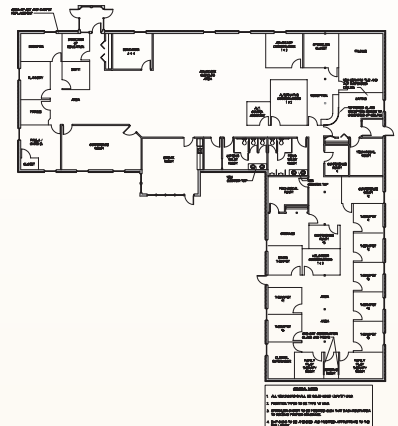
- Zoned: Industrial
- Less than (1) mile from Carrier Circle and Exit 35 of the NYS Thruway (I-90)
- Minutes from I-690. Less than (5) miles to Hancock International Airport
- Exit 35 is known as CNY's largest hospitality hub close to hotels, banking, shopping and more
- Adjacent to multi-tenant business park
- Main Entry Design Concept (pictured left)

Square Footage:

- Stand alone office building
- Approximately 10,000 SF

Amenities:

- Reception area, conference room, kitchen, men's and women's restrooms, multiple private offices, open cubicle areas or studio space
- Separate metered utilities / energy efficient control software for HVAC
- Security alarm system
- Surplus parking / easily located by clients
- Endless design possibilities & upgrades for exterior facade
- Easy access with main public and private entrances



Traffic Counts:

Thompson Road:
29,488 AADT/2014

James Street:
18,335 AADT/2014

Exeter Street:
4,667 AADT/2014



D. JAMES BRANG

O: 315-446-7876

C: 315-952-0607

F: 315-446-8197

Jim@brangco.com

www.brangco.com

Prime Property Endless Design Possibility

Brang Real Estate, LLC
7050 Cedar Bay Road • Fayetteville • NY • 13066