

748 STATE HIGHWAY 28

Oneonta, NY 13820

FOR LEASE | GROUND LEASE

EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF: Ground Lease

Lease Rate: Call For Details

Lot Size: 1.08 Acres

Zoning: Commercial

PROPERTY OVERVIEW

Great Retail Site With Curb Center Point

LOCATION OVERVIEW

Ground Lease Available On NYS Route 28 In Front Of BJ's Wholesale Warehouse In The Heart Of Retail District, Oneonta, NY

PROPERTY HIGHLIGHTS

- Traffic Light
- Heart Of The Market
- Last Developable Parcel

Barry Feinman

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VF Vanguard-Fine, LLC
Commercial Real Estate Professionals

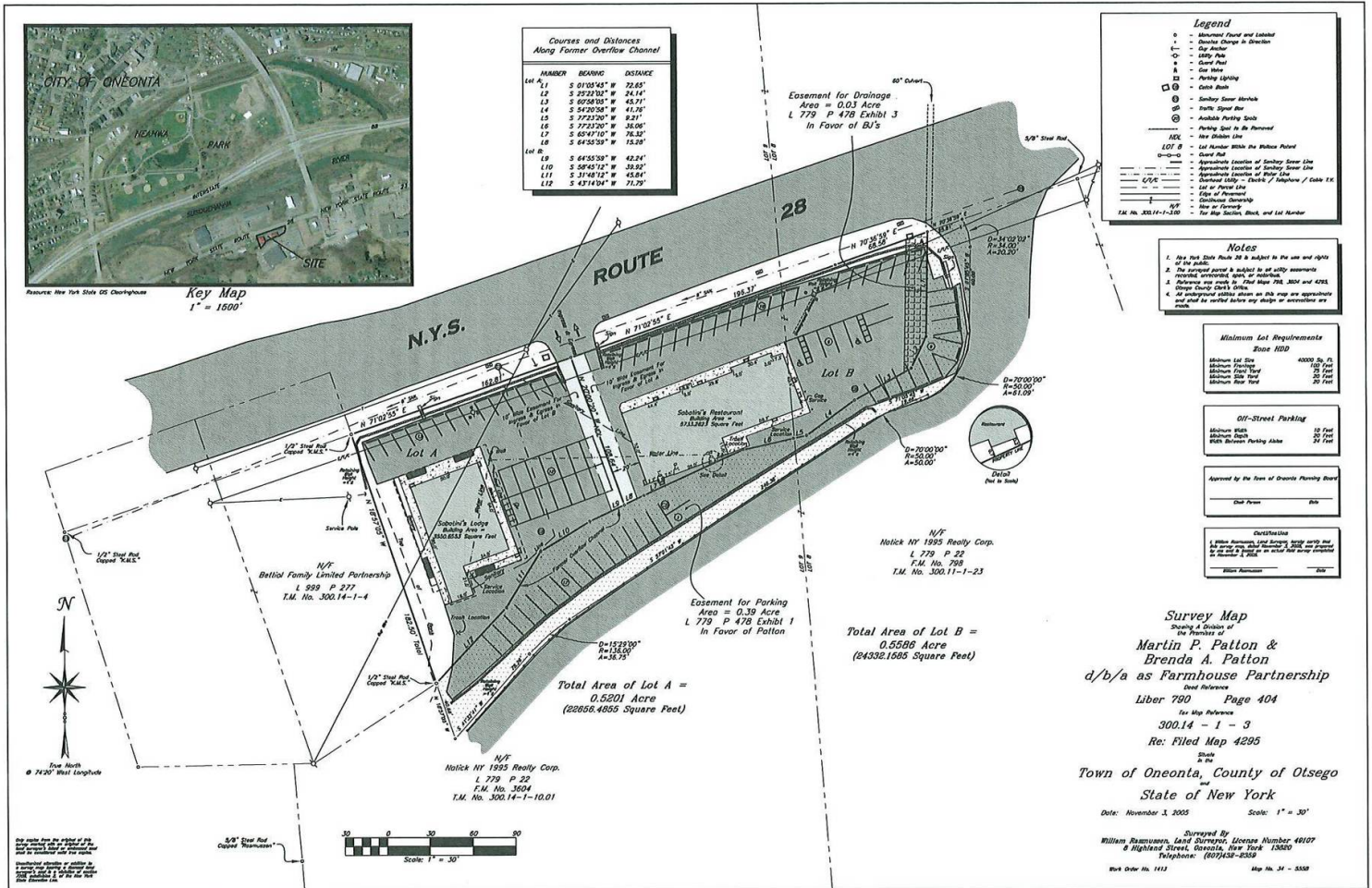
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This plan is for informational purposes only and no representations are made. Current conditions must be confirmed by each prospective buyer/tenant

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ADDITIONAL PHOTOS



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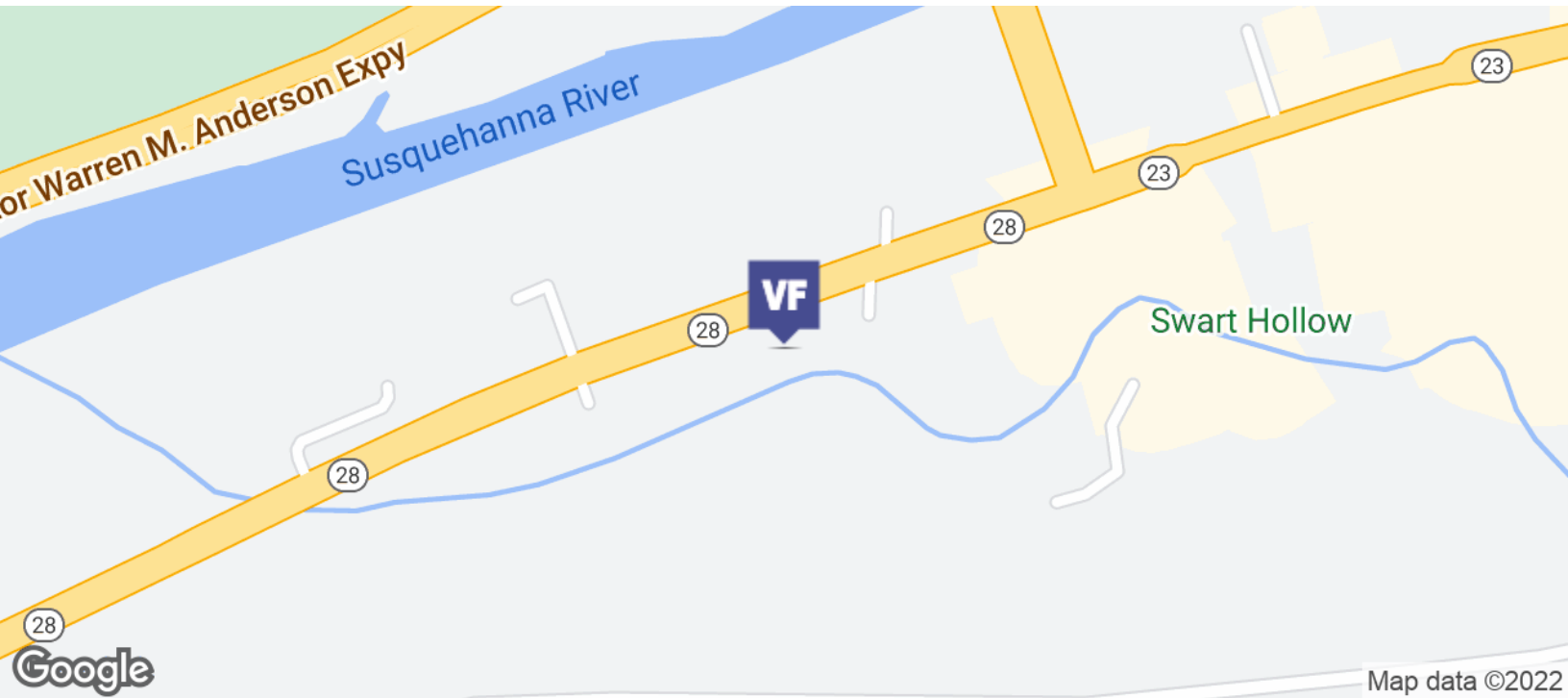
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LOCATION MAP



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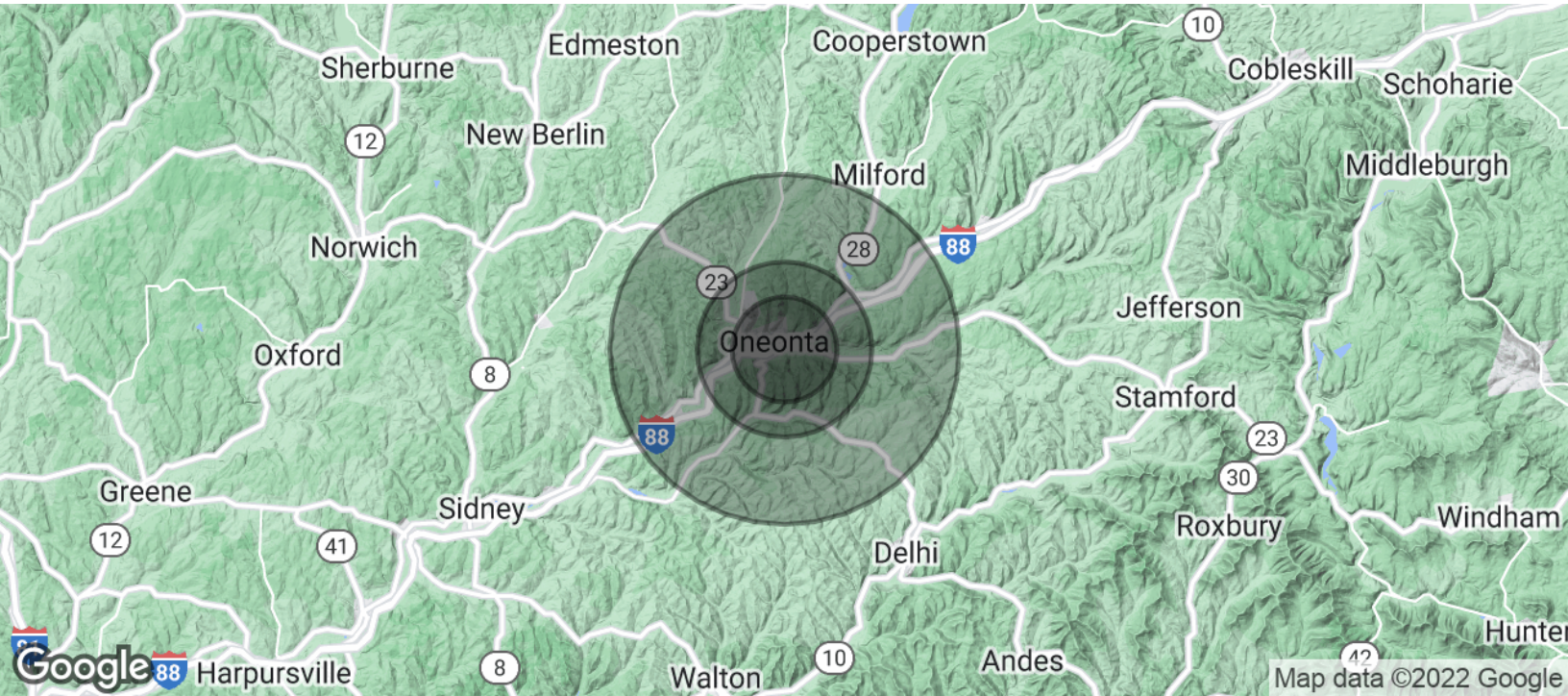
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DEMOGRAPHICS MAP & REPORT



POPULATION

3 MILES

5 MILES

10 MILES

Total Population	16,763	20,580	31,592
Average Age	31.5	34.6	39.6
Average Age (Male)	31.4	33.8	39.0
Average Age (Female)	32.5	36.1	40.5

HOUSEHOLDS & INCOME

3 MILES

5 MILES

10 MILES

Total Households	6,844	8,914	14,958
# of Persons per HH	2.4	2.3	2.1
Average HH Income	\$54,856	\$55,740	\$56,100
Average House Value	\$150,130	\$149,507	\$153,506

* Demographic data derived from 2020 ACS - US Census

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