



**FOR SALE**

# 6,510± SF FREESTANDING RESTAURANT

## Property Highlights

- Former Outback Steakhouse on Route 31
- The building is set back from Route 31, accessible from Carling Road
- Surrounded by national and regional retailers and restaurants including Aldi, Burlington, Longhorn Steakhouse, Chick Fil A, Wegmans, Dicks Sporting Goods and many others
- Adjacent to Hampton Inn (77 rooms) and within walking distance to TownePlace Suites (105 rooms)
- Over 1,000 apartments within two miles of the site

Demographic	1 Mile	3 Miles	5 Miles
Population	5,977	27,817	69,813
Households	2,618	11,585	29,883
Average H.H. Income	\$121,646	\$123,613	\$115,344
Daytime Employees	5,763	20,209	53,243

Source: ESRI Business Analyst 2025

## Traffic Counts

Route 31 26,718 AADT

Source: NYS DOT 2024

## EXCLUSIVE CONTACT

**Neville E. Gruenberg**  
**Associate Real Estate Broker**  
 +1 315 445 8510  
 ngruenberg@pyramidbrokerage.com

5845 Widewaters Parkway, Suite 200  
 East Syracuse, New York 13057  
 +1 315 445 1030  
**pyramidbrokerage.com**









**“Micron to Spend up to \$100 Billion on Chip Factory and create nearly 50,000 jobs”**  
- Wall Street Journal

**“This is incredible and transformative news for Central New York and for the entire U.S. economy. It’s going to make Central New York one of the centers of high-end chip manufacturing, not just in the United States but in the world”**  
- Chuck Schumer, C-NY

