

FOR SALE

Retail and Restaurant Space 13294 State Route 79, Richford, NY 13835



Property Highlights:

- Located at the key intersection of State Route 79 & Route 38, offering access to the Finger Lakes Sports and Recreational Region.
- Serving the local markets, commuters to Cornell & Binghamton universities, Ithaca College, Tompkins-Cortland and SUNY Broome Community Colleges.
- 2,000 SF restaurant space with seating for 50+. Restaurant space includes two propane FHA/AC units, 200 amp 3-phase electric service, stand-by propane generator, service bar, kitchen, and customer restrooms. Lease rate \$2,000 per month.
- Retail suites available from 1,000 SF to 3,000 SF. Suites are individually metered 200 amp storefronts each with mini-split HVAC units, rear service door and restrooms.
- Modern, energy-efficient construction.
- Ample paved parking.
- Paved Rear access driveway.
- **List price \$599,000**



3630 George F. Highway, Endwell, NY 13760



37 Glenwood Ave, Binghamton, NY 13905

Karen Klecar

Associate Real Estate Broker

C: 607.624.0143

karenklecar@hannacre.com

Thomas Pollak

Principal Broker

C: 607.727.4936

orionrealty@verizon.net



The information submitted herein is not guaranteed. Although obtained from reliable resources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice. Broker has made no investigation and makes no representation of the property.