



NEWMAN PROPERTIES, INC.

Available

5389 Genesee St., Lancaster, NY 14086



Property Overview

Prime commercial corner lot at the busy intersection of Genesee Street and Harris Hill Road in Lancaster, NY. The property offers approximately 3,920 sq ft of building space on a 1.6-acre lot with excellent visibility and access. Zoned for commercial use (MFMU), this site is well suited for retail, restaurant, office, or redevelopment opportunities. Conveniently located near major highways and surrounded by a mix of residential and commercial uses, it presents a strong value proposition for owner-users or investors. Recent use as a restaurant with full kitchen infrastructure enhances versatility.

For more information or showings call Tim Boyle 716-523-7323.

FOR LEASE:
\$6,000/Month NNN

TRAFFIC COUNT:
27,000 AADT

Tim Boyle
716-523-7323
tboyle@newcowny.com

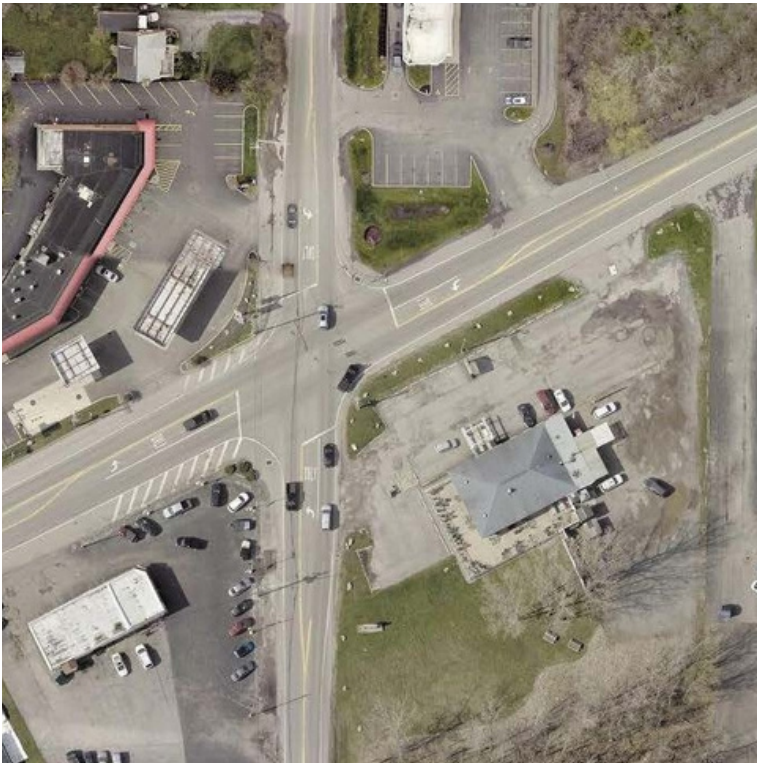
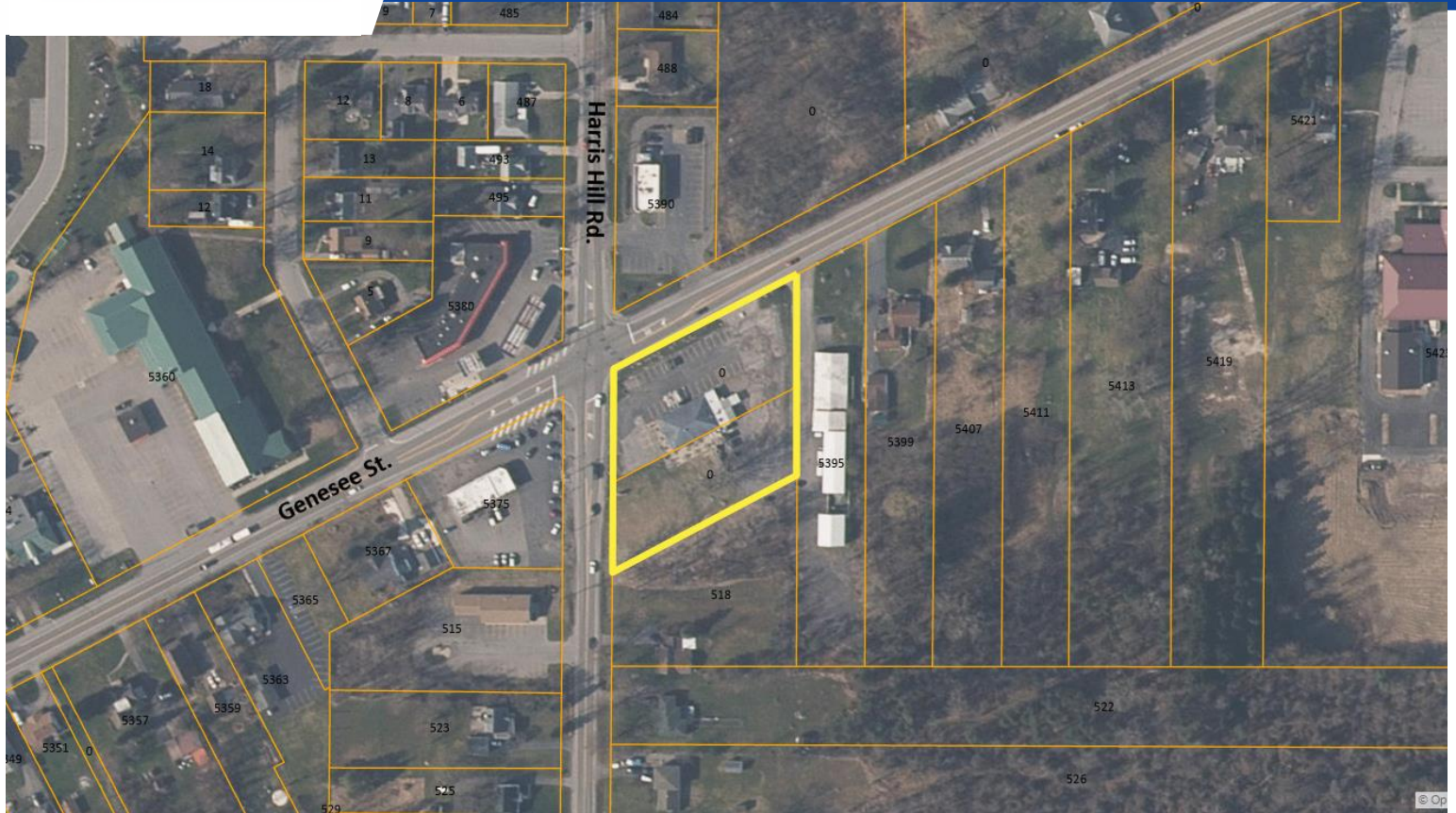
2101 Saint Rita's Lane
Williamsville, NY 14221
(O) 716-362-5050



NEWMAN PROPERTIES, INC.

Property Overview

5389 Genesee St., Lancaster, NY 14086



Tim Boyle
716-523-7323
tboyle@newcowny.com

2101 Saint Rita's Lane
Williamsville, NY 14221
(O) 716-362-5050



NEWMAN PROPERTIES, INC.

Building Overview

5389 Genesee St., Lancaster, NY 14086



Image: ALE-CORS

Tim Boyle

716-523-7323

tboyle@newcowny.com

2101 Saint Rita's Lane

Williamsville, NY 14221

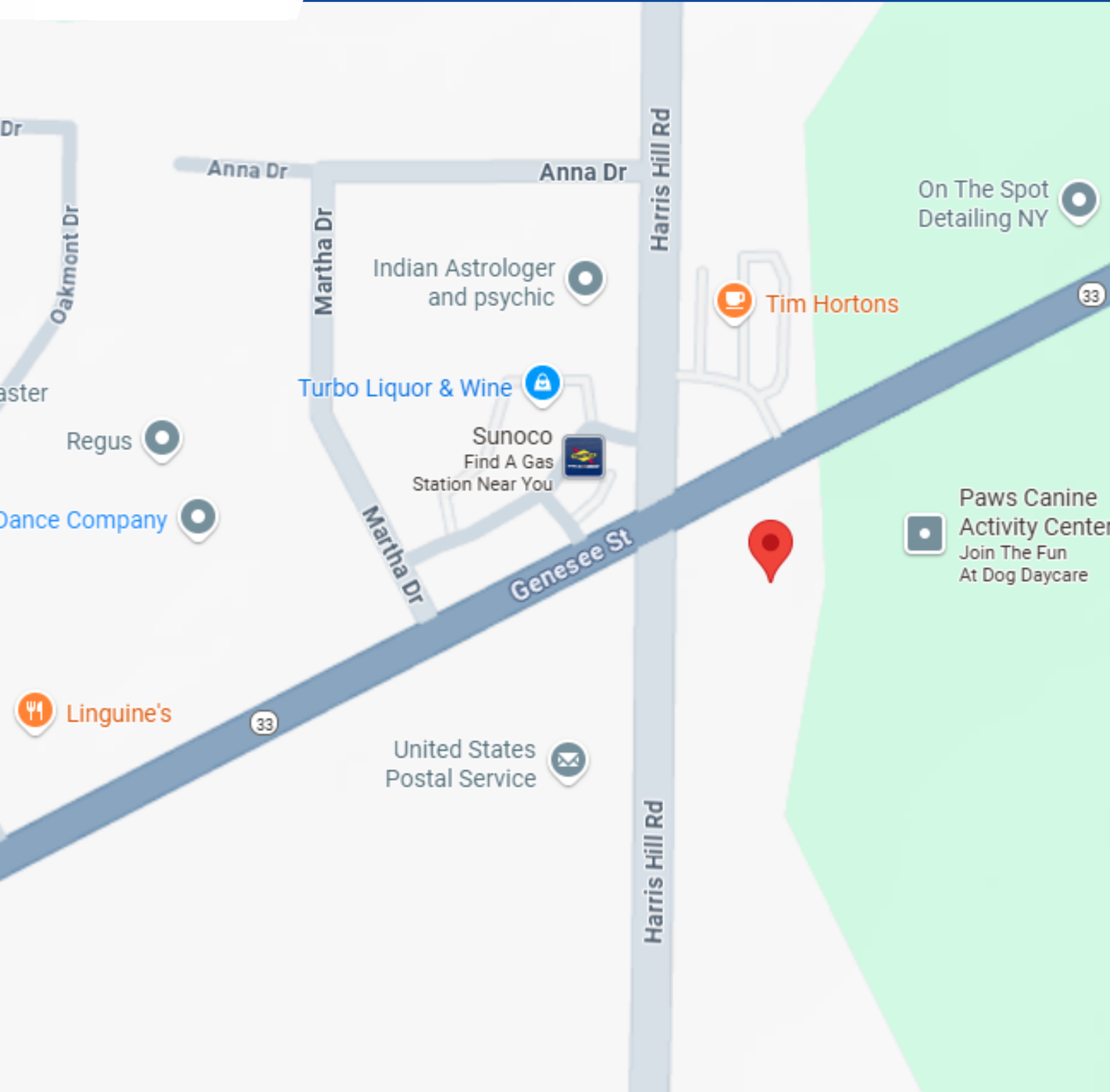
(O) 716-362-5050



NEWMAN PROPERTIES, INC

Location Map

5389 Genesee St., Lancaster, NY 14086



Tim Boyle

716-523-7323

tboyle@newcowny.com

2101 Saint Rita's Lane

Williamsville, NY 14221

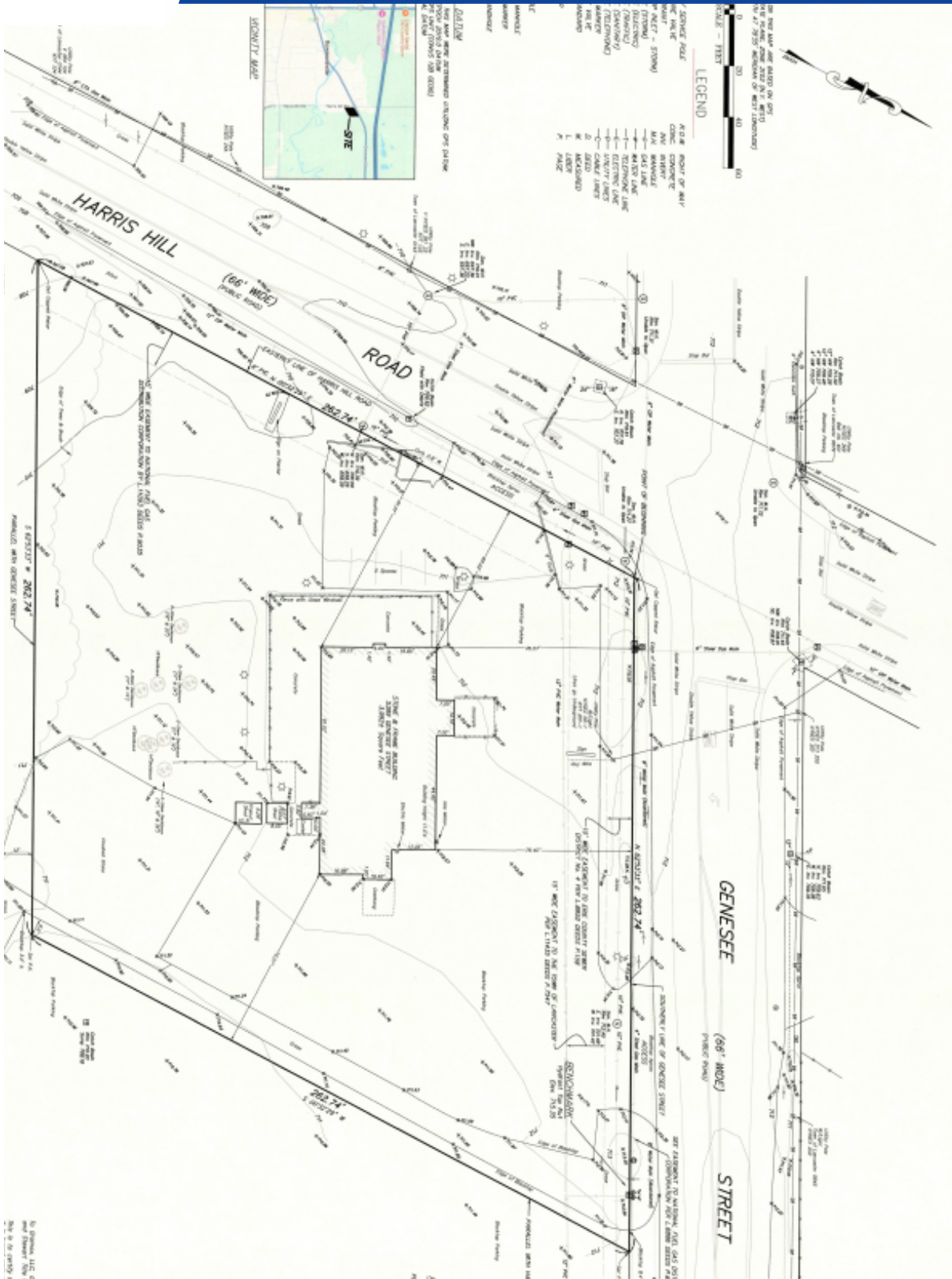
(O) 716-362-5050



NEWMAN PROPERTIES, INC.

Survey

5389 Genesee St., Lancaster, NY 14086



Tim Boyle
716-523-7323
tboyle@newcowny.com

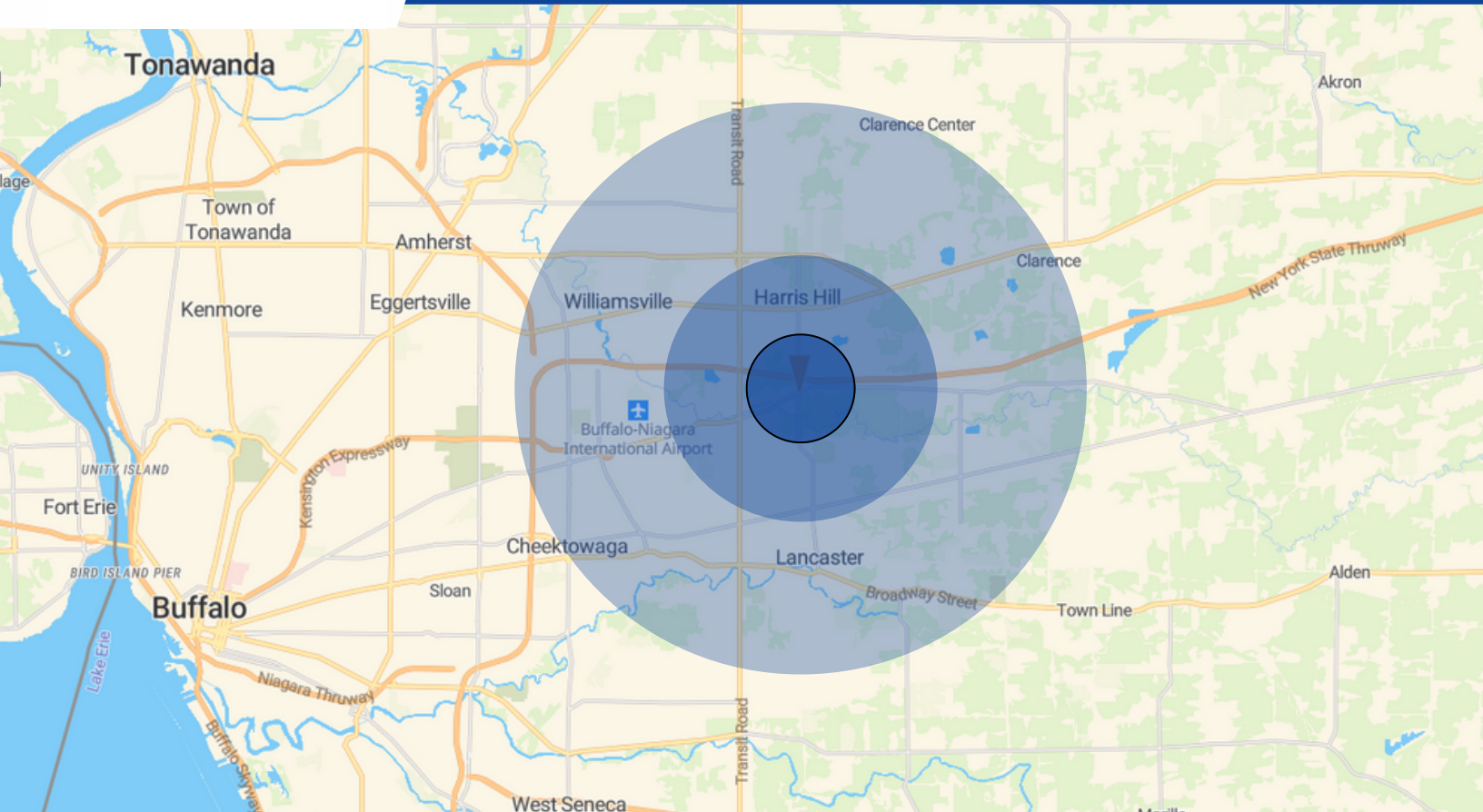
2101 Saint Rita's Lane
Williamsville, NY 14221
(716) 362-5050



NEWMAN PROPERTIES, INC

Demographics

5389 Genesee St., Lancaster, NY 14086



Population

	1 Mile	3 Miles	5 Miles
Total Population	10,127	45,072	80,672
Median Age	47.5 years	46.5 years	46 years

Household & Income

	Lancaster	Williamsville
Average Home Value	\$339,238	\$364,883
Median Household Income	\$63,902	\$106,250

Tim Boyle

716-523-7323

tboyle@newcowny.com

2101 Saint Rita's Lane

Williamsville, NY 14221

(O) 716-362-5050