

FOR SUBLEASE

13 Utica Street  
DeRuyter, New York 13052



Freestanding Vanilla Box

## 8,000± SF Freestanding Retail

### Property Highlights

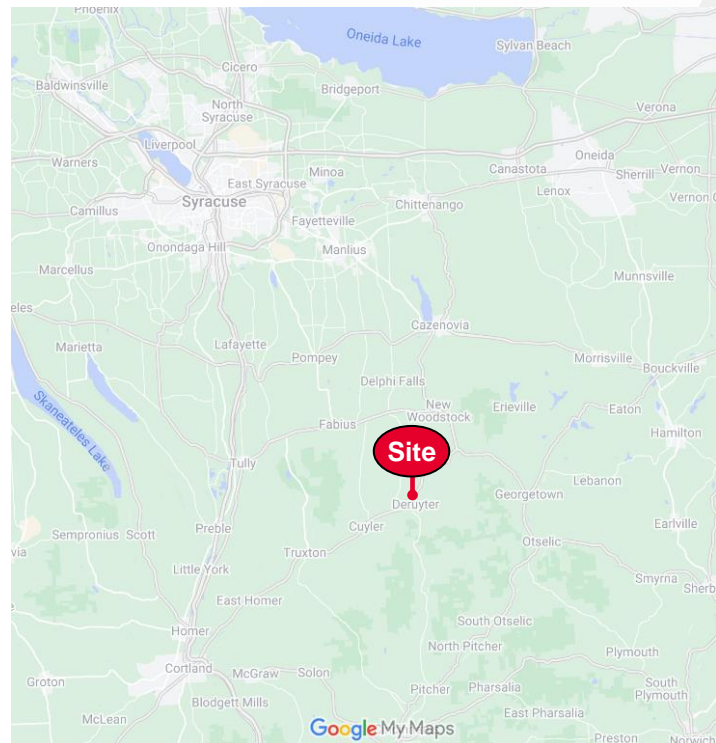
- Former national retail store location
- On Route 13, the busiest route in DeRuyter
- Next to the busiest grocery store / gas station in DeRuyter
- Great for car/boat sales and storage, medical or almost any type of retail store
- Busy lake community to the north

Demographic	5 Mile	7 Miles	10 Miles
Population	2,172	3,999	9,022
Households	911	1,625	3,642
Average H.H. Income	\$87,088	\$96,699	\$103,354
Total Daytime Population	1,567	2,911	6,085

Source: ESRI Business Analyst 2024

Traffic Counts	
Utica Street (Rt. 13)	1,160 AADT

Source: NYS DOT 2023



### Contact

**LILA "LEE" M. SALVETTI**  
 Associate Real Estate Broker  
 +1 315 254 3447  
 lsalvetti@pyramidbrokerage.com

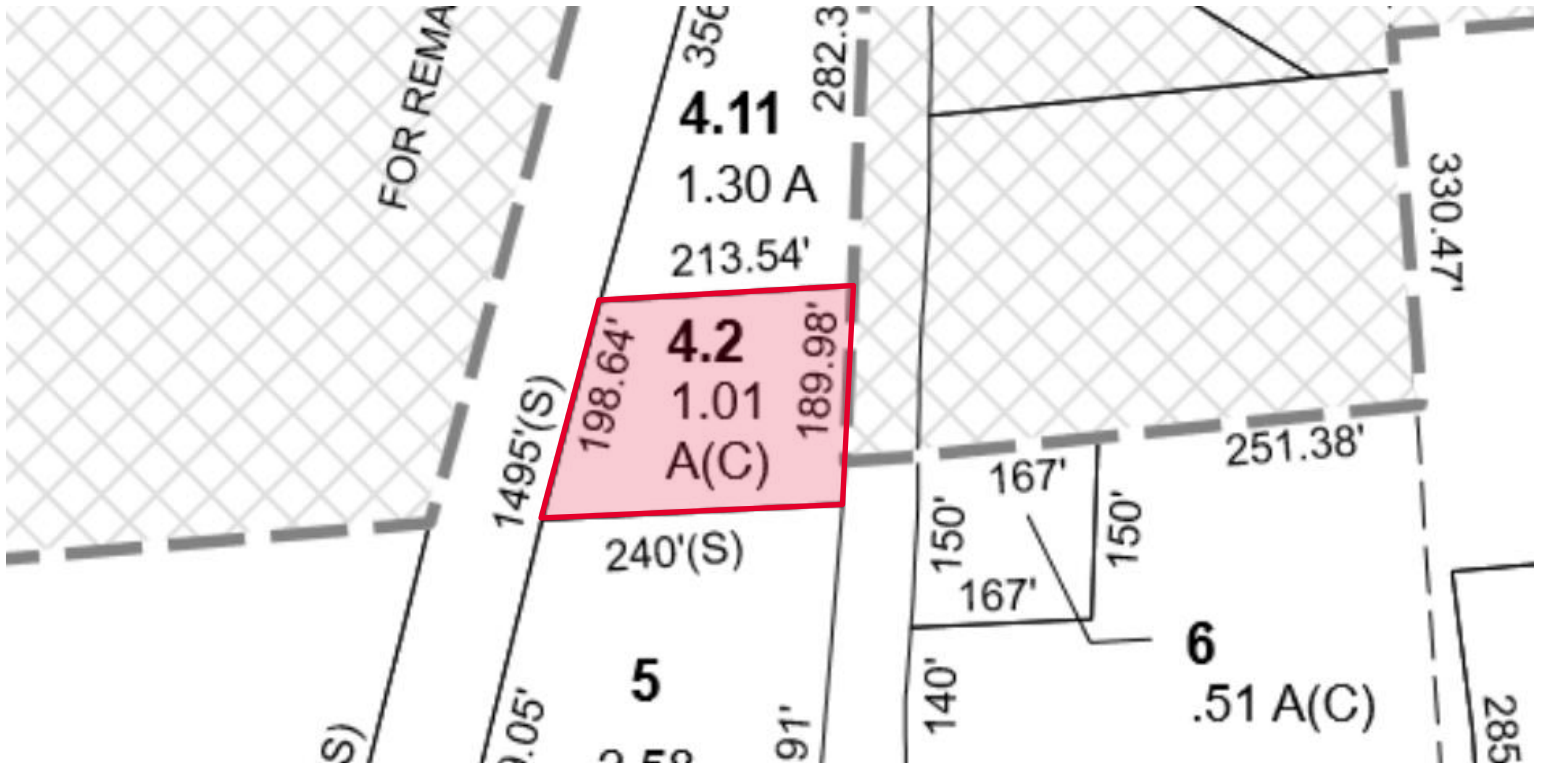
5845 Widewaters Pkwy, Suite 200  
 East Syracuse, New York 13057  
 +1 315 445 1030  
 pyramidbrokerage.com

FOR SUBLEASE

13 Utica Street | DeRuyter, New York 13052

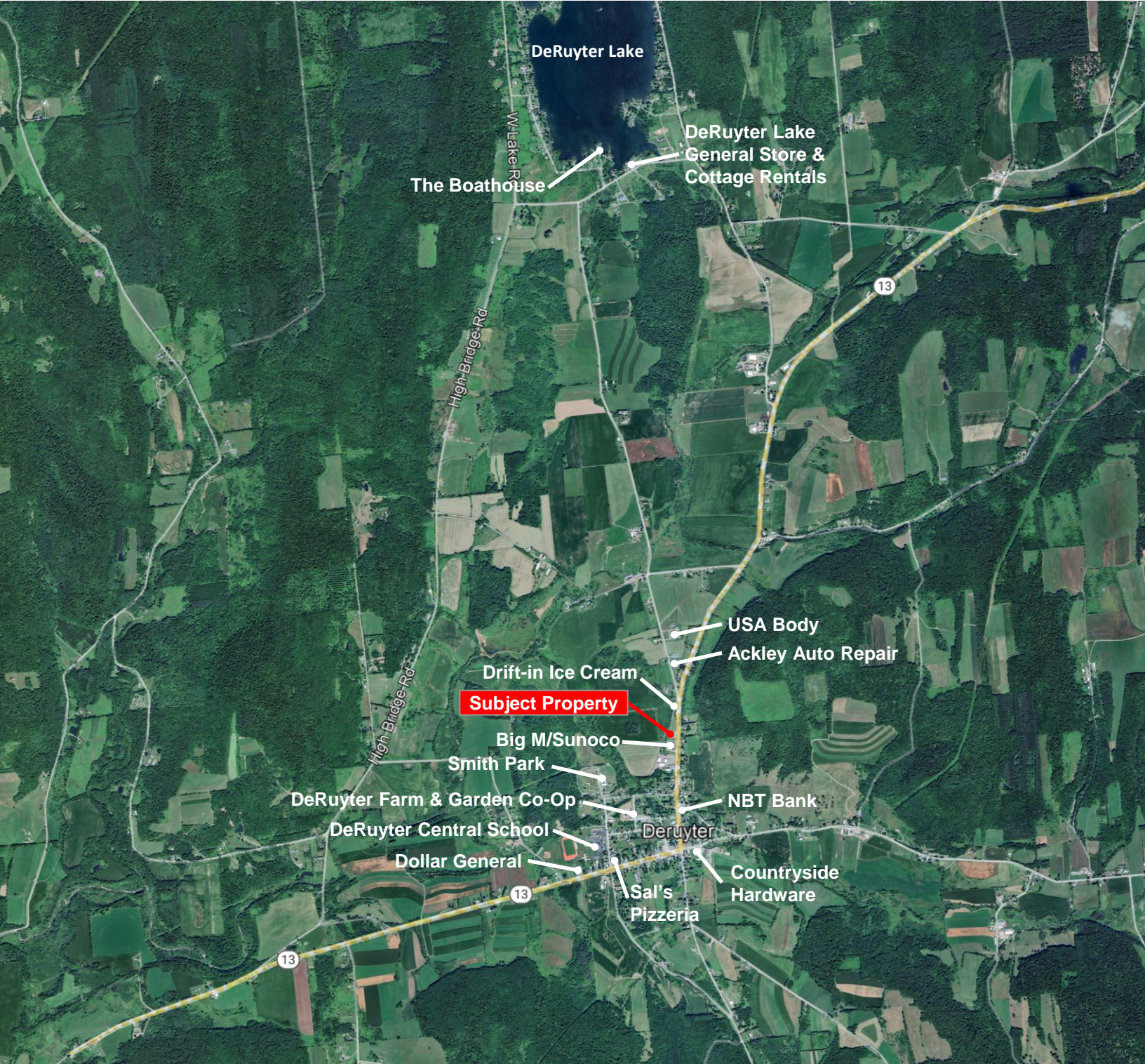


Approximate plot lines, subject to verification of survey



FOR SUBLEASE

13 Utica Street | DeRuyter, New York 13052



Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2022. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.