

FOR SALE OR LEASE

140 Intrepid Lane

Syracuse, New York 13205



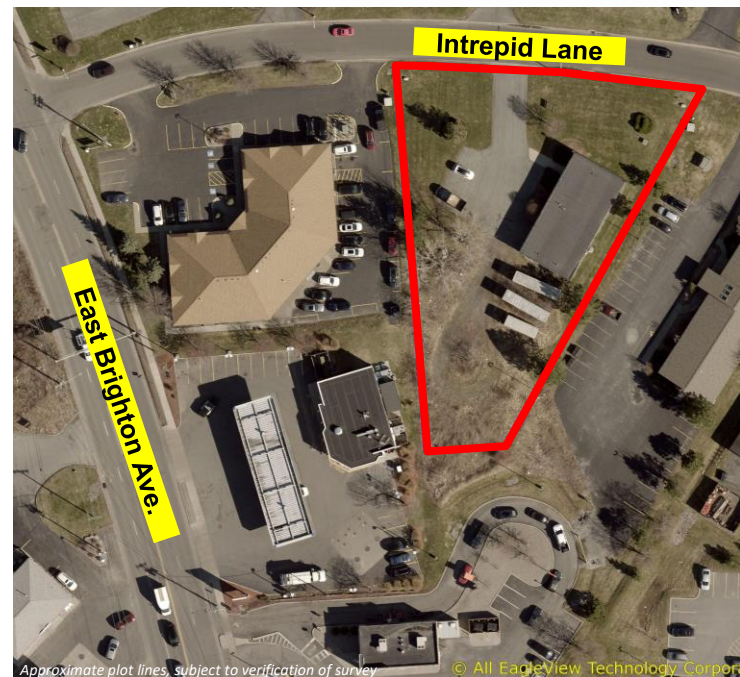
Well-Maintained Free-Standing Flex Building



3,200± SF Flex Building

Property Highlights

- 3,200± SF situated on a 0.85± acre parcel
 - 1,850± Sf Office
 - 1,350± SF Industrial
- 12' Clear height in warehouse
- 10'x10' Overhead door
- 400A/240V/3Ph power
- Surplus land for outside storage or additional building square footage
- Zoned CM Commercial (City of Syracuse) which allows for a wide range of uses
- Immediate access to I-481, I-81, and I-90 (NYS Thruway) via I-481
- Five-minute drive to Syracuse University, Downtown Syracuse, and area hospitals



Contact

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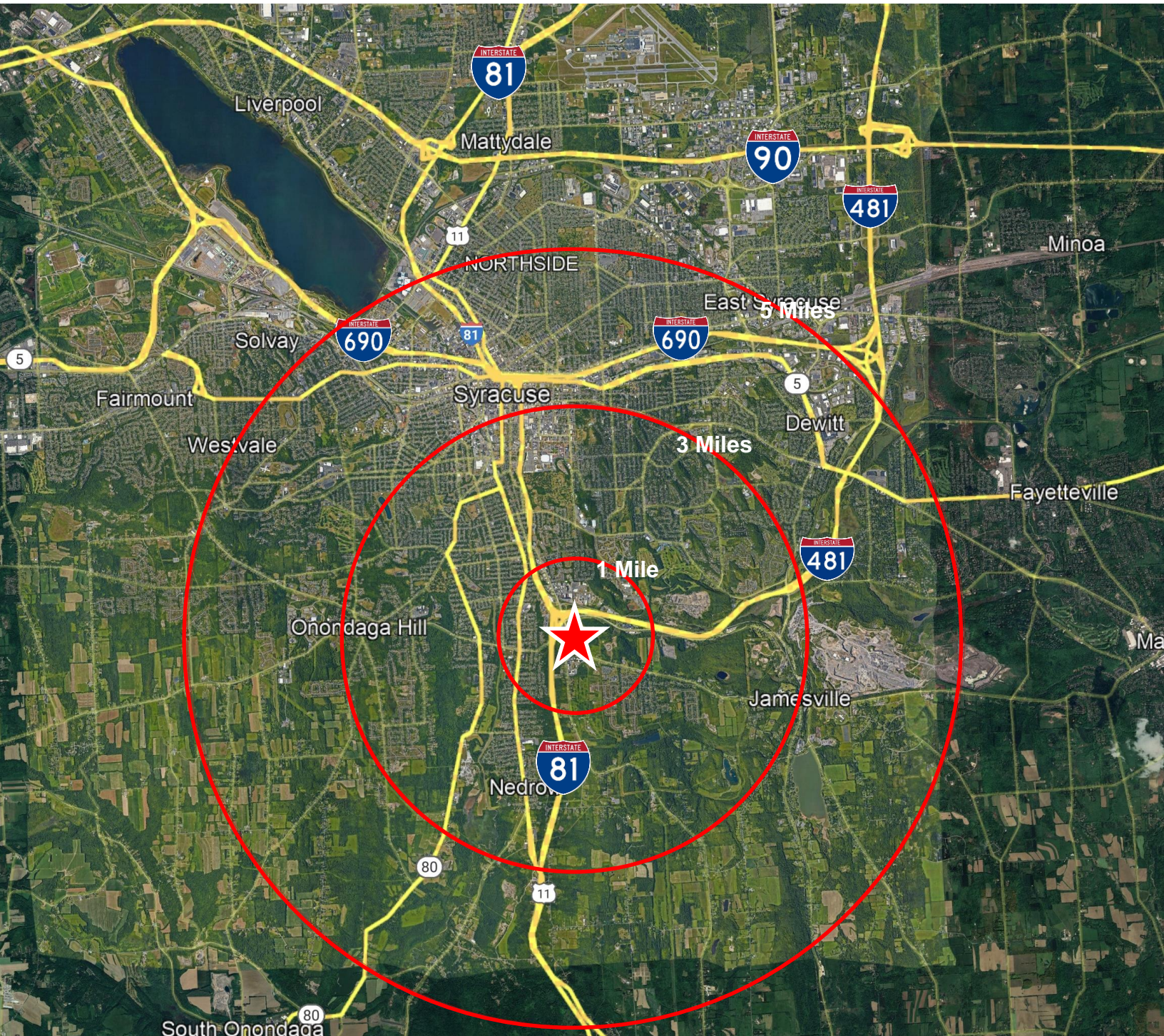
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Demographic	1 Mile	3 Miles	5 Miles
Population	9,995	75,650	175,215
Households	4,216	27,967	71,220
Average H.H. Income	\$57,017	\$82,377	\$80,922
Daytime Employees	7,782	55,847	140,541

Source: ESRI Business Analyst 2024

Drive Times	
I-481	2 mins / 0.5 miles
I-81	4 mins / 2.0 miles
I-690	8 mins / 3.6 miles
I-90 (NYS Thruway)	12 mins / 9.8 miles

Source: Google Maps

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Survey

