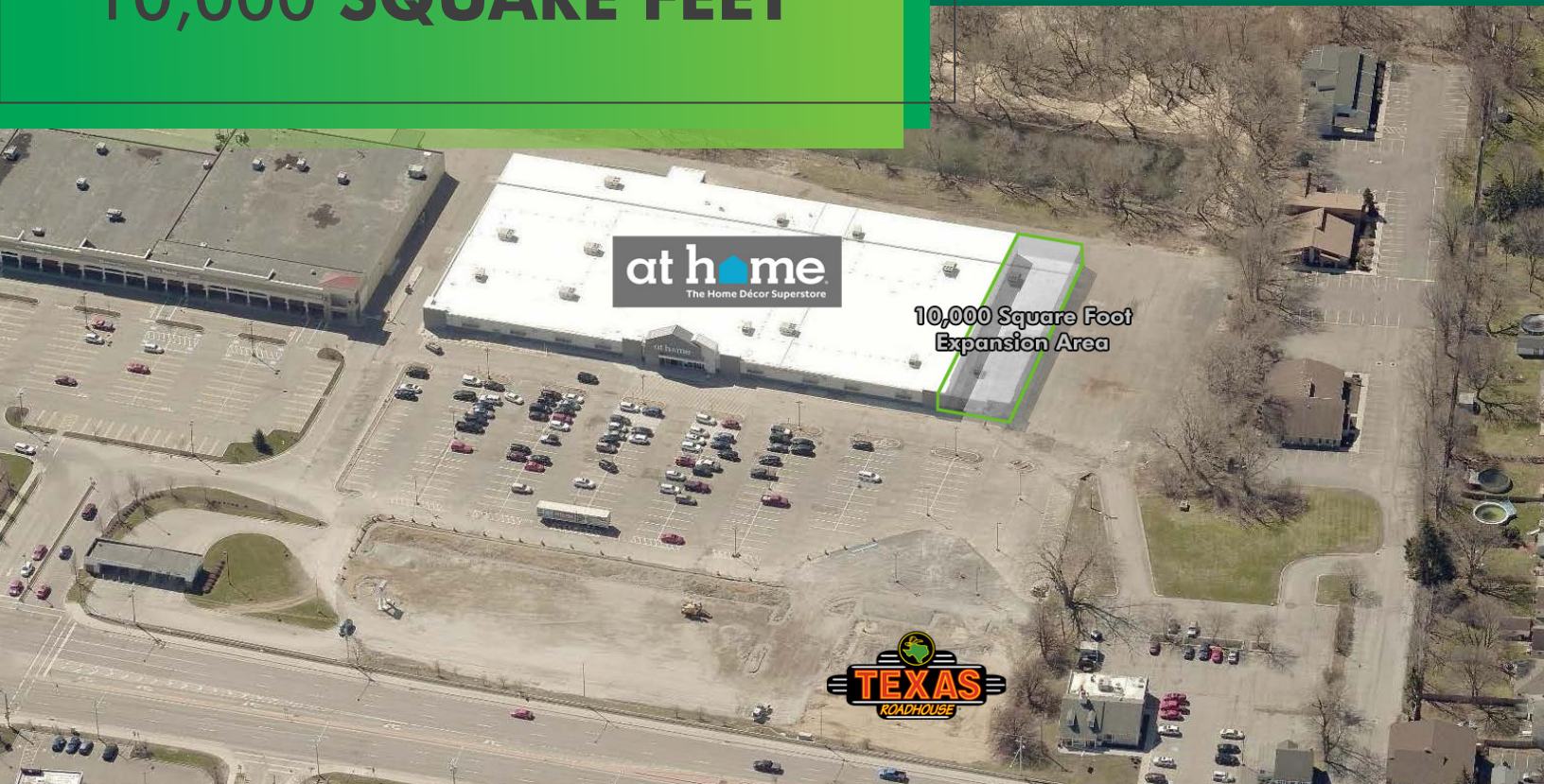


3049 W RIDGE ROAD | GREECE, NY 14626

FOR LEASE

10,000 SQUARE FEET



BUILD TO SUIT | GROUND LEASE

3049 W. RIDGE ROAD

Situated on a high traffic corridor of W. Ridge Rd/Route 104 in the Town of Greece, 3049 W Ridge Road offers the opportunity for up to 10,000 square feet of build to suit space

or a ground lease next to the recently opened At Home and Texas Roadhouse.

JAYMES KEENAN

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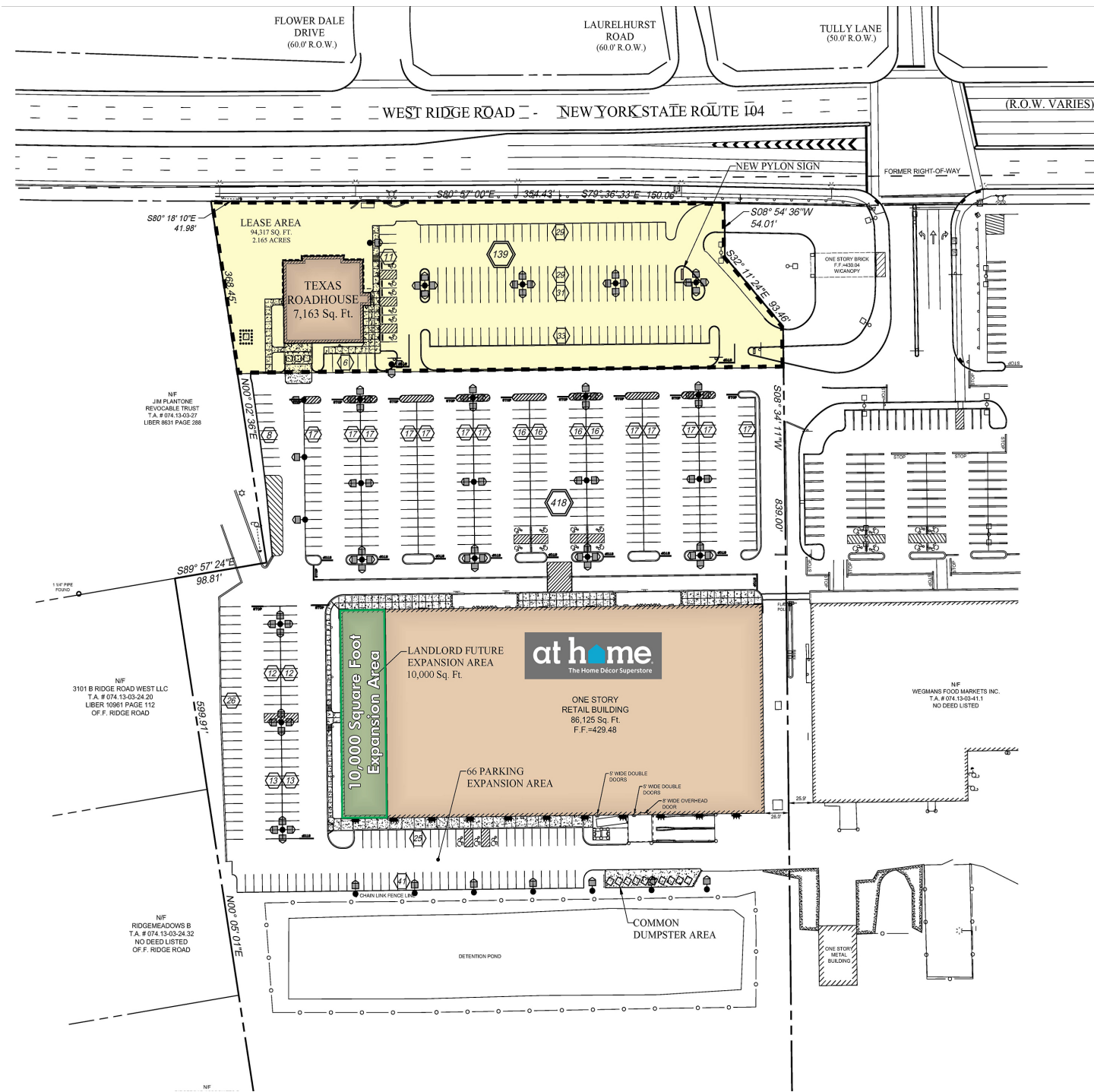
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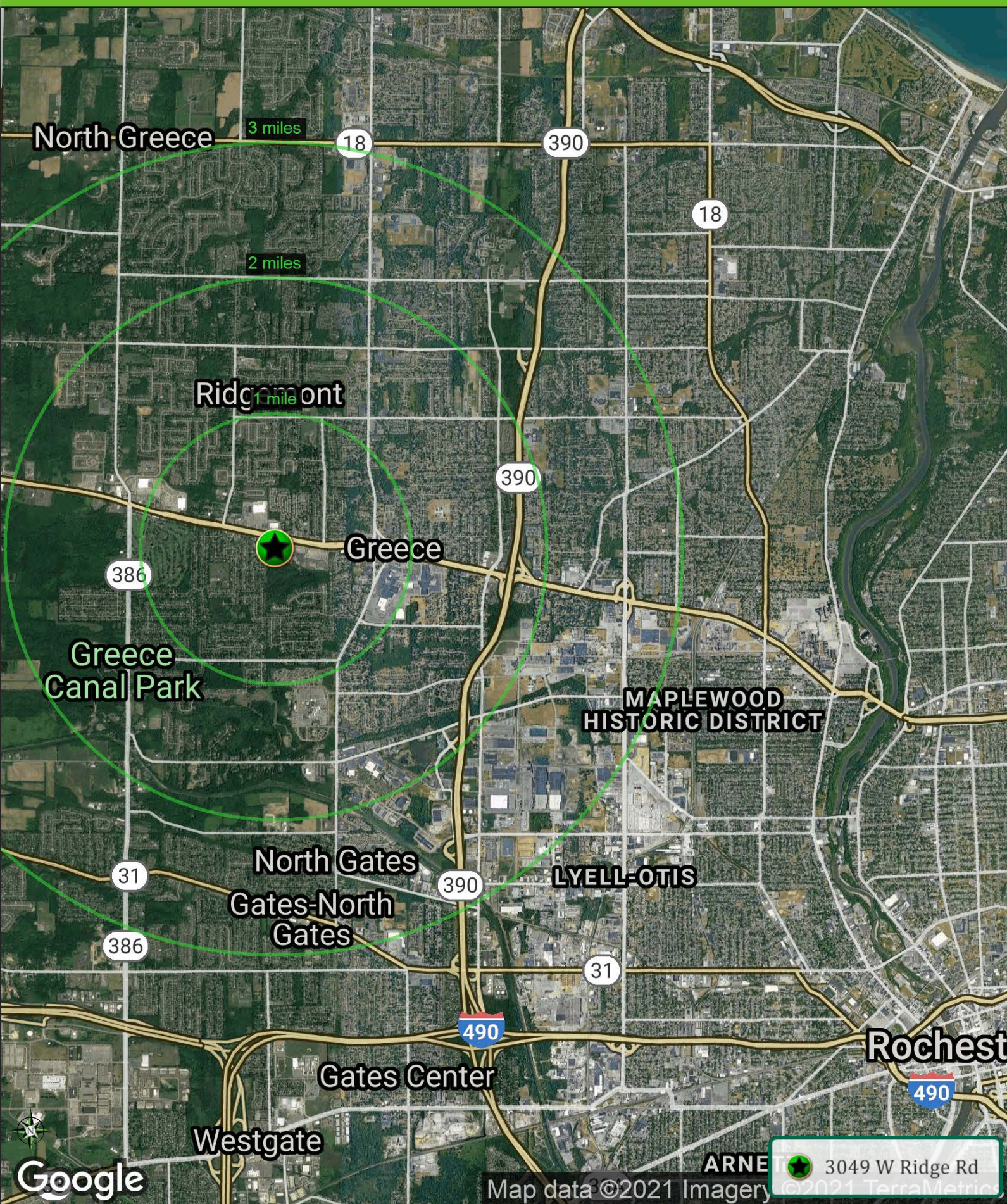
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CBRE | 3049 W RIDGE RD GREECE, NY



3049 W RIDGE RD

	1 MILE	2 MILES	3 MILES
POPULATION			
2020 Population - Current Year Estimate	9,655	28,463	63,252
2025 Population - Five Year Projection	9,617	28,353	63,134
2010 Population - Census	9,500	28,036	61,852
2000 Population - Census	9,375	27,473	60,637
2010-2020 Annual Population Growth Rate	0.16%	0.15%	0.22%
2020-2025 Annual Population Growth Rate	-0.08%	-0.08%	-0.04%
HOUSEHOLDS			
2020 Households - Current Year Estimate	4,285	11,990	26,918
2025 Households - Five Year Projection	4,281	11,992	26,962
2010 Households - Census	4,164	11,629	25,958
2000 Households - Census	3,906	10,758	24,282
2010-2020 Annual Household Growth Rate	0.28%	0.30%	0.35%
2020-2025 Annual Household Growth Rate	-0.02%	0.00%	0.03%
2020 Average Household Size	2.24	2.35	2.33
HOUSEHOLD INCOME			
2020 Average Household Income	\$77,122	\$83,091	\$77,797
2025 Average Household Income	\$81,649	\$89,114	\$84,256
2020 Median Household Income	\$60,749	\$64,521	\$58,722
2025 Median Household Income	\$63,602	\$68,609	\$62,316
2020 Per Capita Income	\$32,404	\$34,924	\$33,080
2025 Per Capita Income	\$34,455	\$37,624	\$35,952
HOUSING UNITS			
2020 Housing Units	4,461	12,389	28,017
2020 Vacant Housing Units	176 3.9%	399 3.2%	1,099 3.9%
2020 Occupied Housing Units	4,285 96.1%	11,990 96.8%	26,918 96.1%
2020 Owner Occupied Housing Units	3,001 67.3%	8,414 67.9%	17,525 62.6%
2020 Renter Occupied Housing Units	1,284 28.8%	3,576 28.9%	9,393 33.5%
EDUCATION			
2020 Population 25 and Over	7,205	21,393	46,822
HS and Associates Degrees	4,463 61.9%	12,863 60.1%	27,795 59.4%
Bachelor's Degree or Higher	2,257 31.3%	6,791 31.7%	15,112 32.3%
PLACE OF WORK			
2020 Businesses	476	1,072	1,922
2020 Employees	7,138	21,163	34,417