

FOR LANDLEASE OR BUILD TO SUIT

154 North Burdick Street

Fayetteville, New York 13066



Pad Across from 690,000 SF Center with Target & Kohl's

## 5,800± SF New Site for Development

### Property Highlights

- 1.22± acres located on N. Burdick Street in Fayetteville with exposure
- Pad is filled and graded ready for land lease or build to suit for qualified Lessee
- Situated across from Fayetteville Towne Center. Tenants include Target, Tops, LL Bean, Stickley, J. Jill, Bath and Body Works, Chipotle, Panera, McDonald's Bone Fish Grill, Red Robin, Carrabba's, Kohl's, YMCA, Athleta, Sephora and others
- In proximity to large regional medical center (NE Med) and two senior living communities
- Excellent traffic counts and demographics
- Two miles from I-481 north/south
- High income area in upscale community
- Perfect for restaurant, retail or office space

Demographic	1 Mile	3 Miles	5 Miles
Population	5,693	27,021	70,490
Households	2,690	11,470	28,807
Average H.H. Income	\$125,803	\$143,393	\$127,704
Daytime Employees	3,939	18,163	36,618

Source: ESRI Business Analyst 2023

Traffic Counts	
North Burdick Street	15,376 AADT
East Genesee Street (east of N. Burdick Street)	29,161 AADT
West Genesee Street (west of N. Burdick Street)	19,872 AADT

Source: Sites USA/Inrix

### Contact

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