

# THE STATION AT BUFFALO

1185 SWEET HOME ROAD  
BUFFALO, NY 14226



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# BUFFALO NEW YORK

## DEMOGRAPHICS

|                  | 1 MILE   | 3 MILE   | 5 MILE   |
|------------------|----------|----------|----------|
| Total Population | 10,829   | 102,095  | 300,974  |
| Total Households | 2,936    | 41,250   | 127,741  |
| Avg HH Income    | \$60,326 | \$81,721 | \$76,909 |
| # of Employees   | 16,417   | 71,825   | 150,086  |

## LOCATION



**2<sup>ND</sup> LARGEST**  
CITY IN THE STATE OF NY

**\$61,806**  
MEDIAN HOUSEHOLD  
INCOME

**1,135,509**  
PEOPLE IN THE  
BUFFALO MSA

**75<sup>th</sup>**  
MOST POPULATED CITY  
IN THE USA



**UB** **University at Buffalo**  
The State University of New York

**TOP PUBLIC  
UNIVERSITY**  
IN THE STATE OF NY

**LARGEST  
CAMPUS**  
IN THE 64-CAMPUS  
SUNY SYSTEM

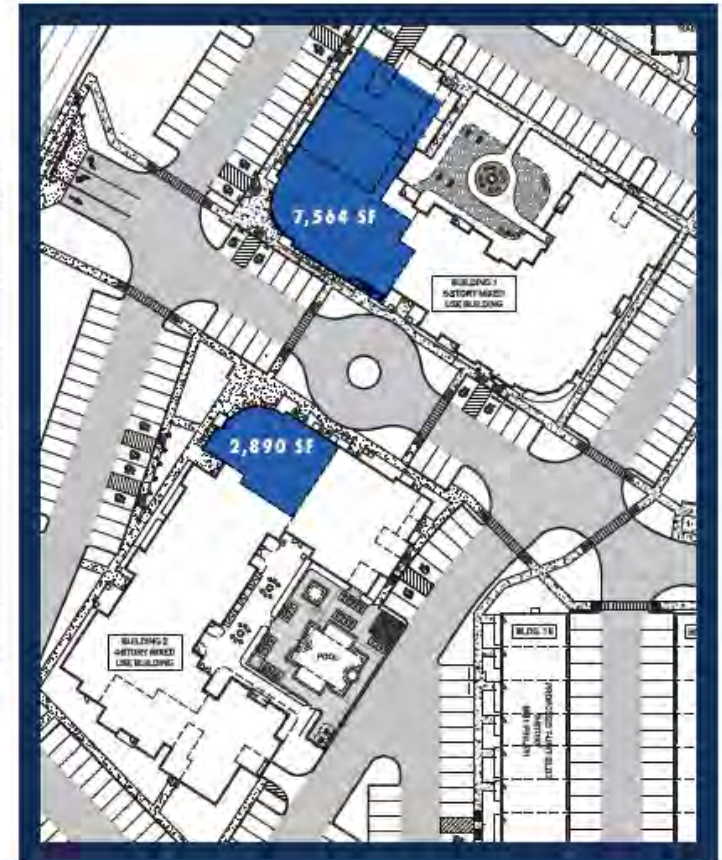
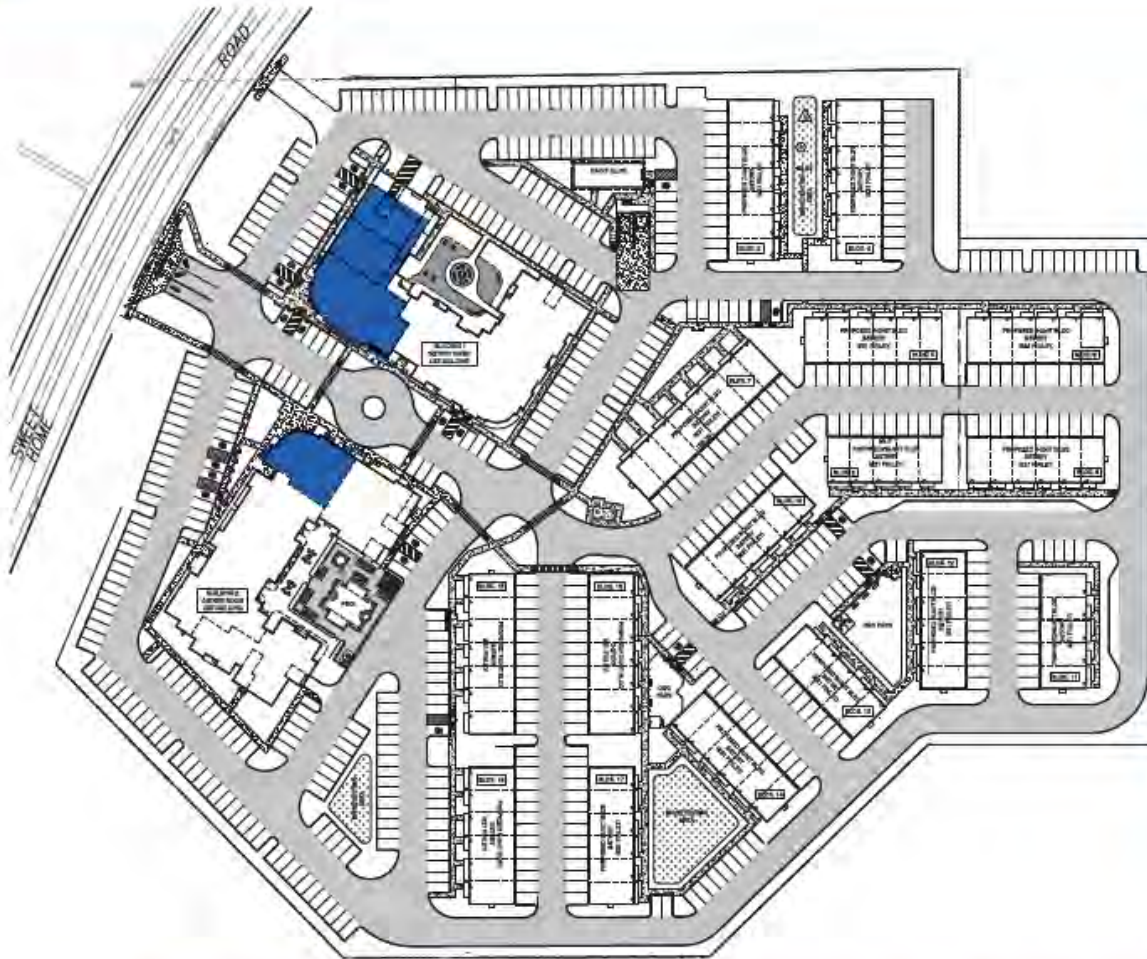
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## TRADE AREA



# THE STATION AT BUFFALO

## SITE PLAN



**FALL 2021  
DELIVERY**

**749  
BEDS**

**3.1/1000 SF  
RETAIL PARKING**

**10,454 SF  
OF RETAIL**