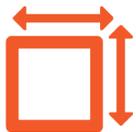
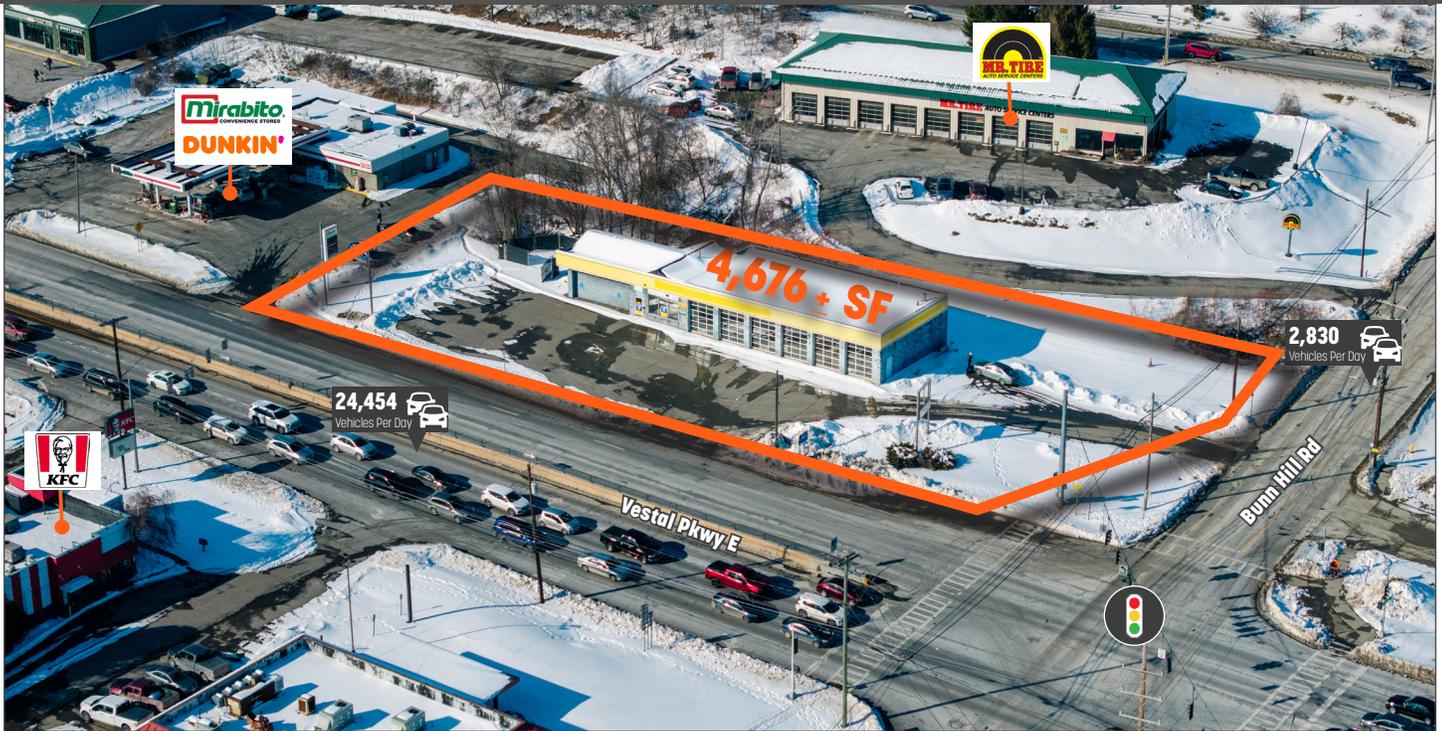


FOR LEASE

4009 VESTAL PKWY E, VESTAL, NY 13850



4,676 ±
SF AVAILABLE



27,284
VEHICLES PER DAY



UPON REQUEST
LEASE PRICE

OFFERING SUMMARY

Property Type	Retail-Freestanding Building
Space Available	4,676 ± SF
Traffic Counts	Vestal Pkwy E: 24,454/vpd Bunn Hill Rd: 2,830/vpd
Parking	30+ Spaces
Lease Price	Upon Request

PROPERTY HIGHLIGHTS

- Prime Vestal Pkwy E retail location at signalized intersection
- 250' frontage with excellent visibility and high traffic
- Surrounded by national retailers and major shopping centers
- Near Binghamton University (22,000+ students) and new luxury student housing
- Space can be subdivided



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Population	7,688	62,117	126,225
Median HH Income	\$77,579	\$63,777	\$63,449
Households	1,286	23,140	51,241
Daytime Population	9,132	52,182	108,454

FOR LEASE

4009 VESTAL PKWY E, VESTAL, NY 13850



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