

FOR LEASE

3.5 Acres for Development at Exit 56 NYS Thruway
Milestrip Road, Hamburg, New York 14219



PROPERTY HIGHLIGHTS

- 3.5 Acres Can Be Expanded up to About 8 Acres
- Currently Econo Lodge and Gas Retailer On-Site;
Gas Retailer Shattered Sales Records in First 6 Months
- Excellent Visibility With Over 350' Frontage on
Milestrip Rd. And 400' of Depth on Thruway
Exit/Entrance Roads
- Site Lends itself to a Combination Development of Retail
And Restaurant with Drive-Thru Options
- Logical Location for a Branded National Hotel at Exit 56 of
NYS Thruway

DEMOGRAPHIC SNAPSHOT

	1 Mile	3 Miles	5 Miles
Population	7,780	52,478	138,905
Households	3,525	23,238	59,172
Average HH Income	\$62,053	\$65,057	\$74,665
Median HH Income	\$53,623	\$51,422	\$58,221
Daytime Population	4,246	23,770	60,312



344 Delaware Ave., Suite 200, Buffalo, NY 14202

The information submitted herein is not guaranteed. Although obtained from reliable resources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice. Broker has made no investigation and makes no representation of the property.

Joseph Deck, SIOR
Associate Real Estate Broker

716.830.3325

JosephDeck@hannacre.com