

FOR LEASE- PRICE REDUCED



## FLEX BUILDING WITH OVERHEAD DOOR

6387 Thompson Road, Syracuse, NY 13206

### For More Information:

**Tom Lischak, CCIM**

Licensed Real Estate Broker

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## Executive Summary

6387 Thompson Road, Syracuse, NY 13206



### OFFERING SUMMARY

**Available SF:** 1,430 SF

**Lease Rate:** \$1,500 per month  
(MG)

**Lot Size:** 0.95 Acres

**Year Built:** 1984

**Building Size:** 1,431 SF

**Zoning:** Industrial

**Market:** Syracuse

### PROPERTY OVERVIEW

Flex Building For Lease- 1430+/- SF with one overhead door, floor drain, 220 amp service and a floor drain.. Seven car parking.

This central location makes this building ideal for many uses. Landlord will buildout to suit Tenant's needs.

Located in a plaza consisting of a Goodyear Tire & Service Center, a Valvoline Instant Oil Change, Rise & Shine Diner, a professional office building and Bubble Up Car Wash.

### PROPERTY HIGHLIGHTS

- Flex Space
- 1430+/- Square Feet
- Drive-in Overhead Door
- Floor Drains
- 220 Amp Electric Service
- Conveniently Located Just South of Carrier Circle

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## Pictures

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## Location Map

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### LOCATION DESCRIPTION

Centrally located at Exit 35 of the New York State Thruway. Conveniently located just south of Carrier Circle. Easy access to all major highways, Route 690, Route 481 and Route 90.

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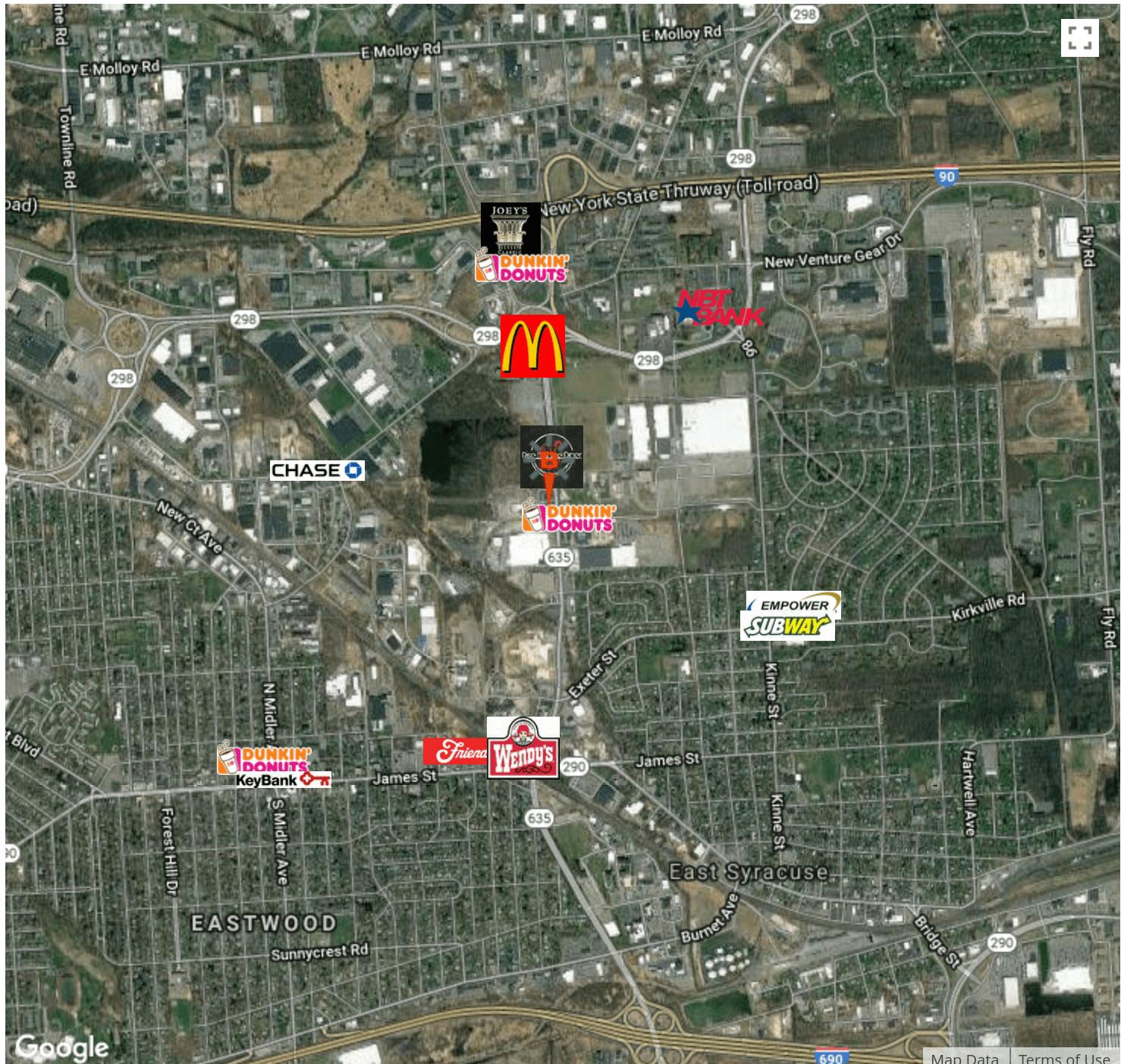
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## Retailer Map

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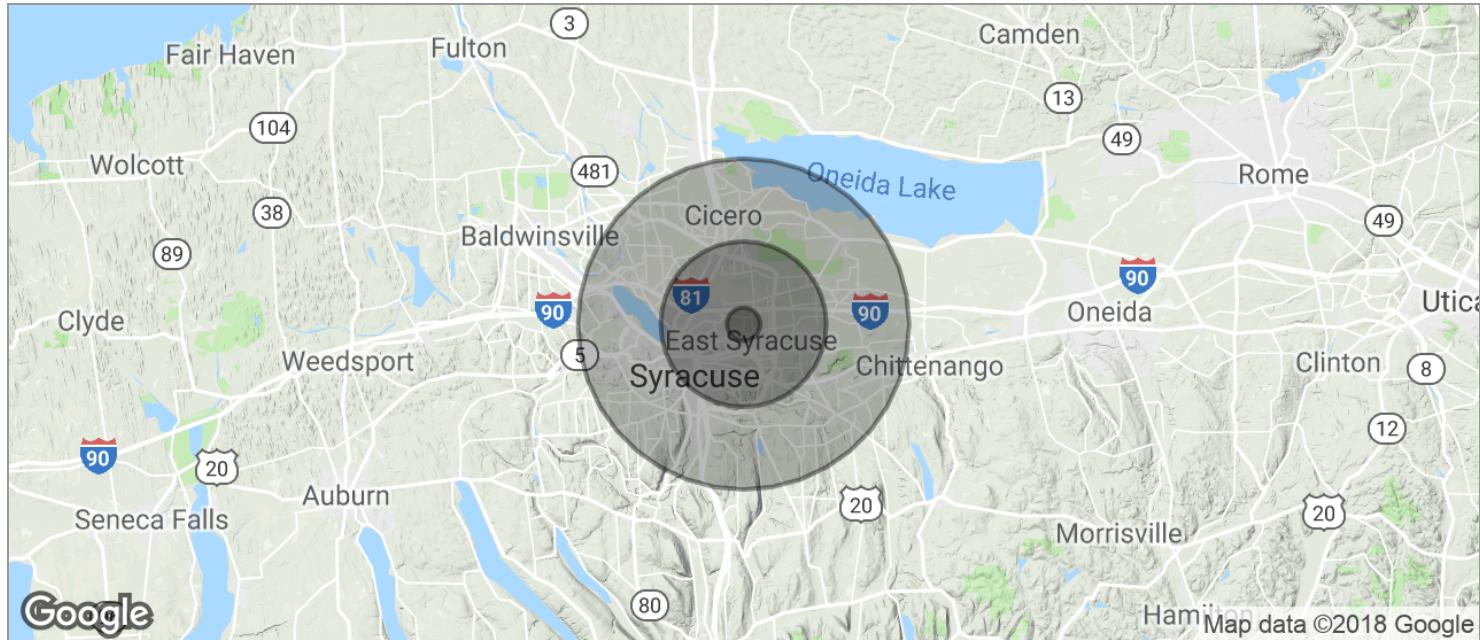
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## Demographics

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POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	2,034	183,178	443,204
MEDIAN AGE	42.1	35.7	37.1
MEDIAN AGE (MALE)	39.3	34.1	35.7
MEDIAN AGE (FEMALE)	43.0	37.4	38.6
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	943	72,884	176,522
# OF PERSONS PER HH	2.2	2.5	2.5
AVERAGE HH INCOME	\$47,471	\$52,967	\$60,468
AVERAGE HOUSE VALUE	\$105,825	\$130,839	\$147,961

\* Demographic data derived from 2010 US Census

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