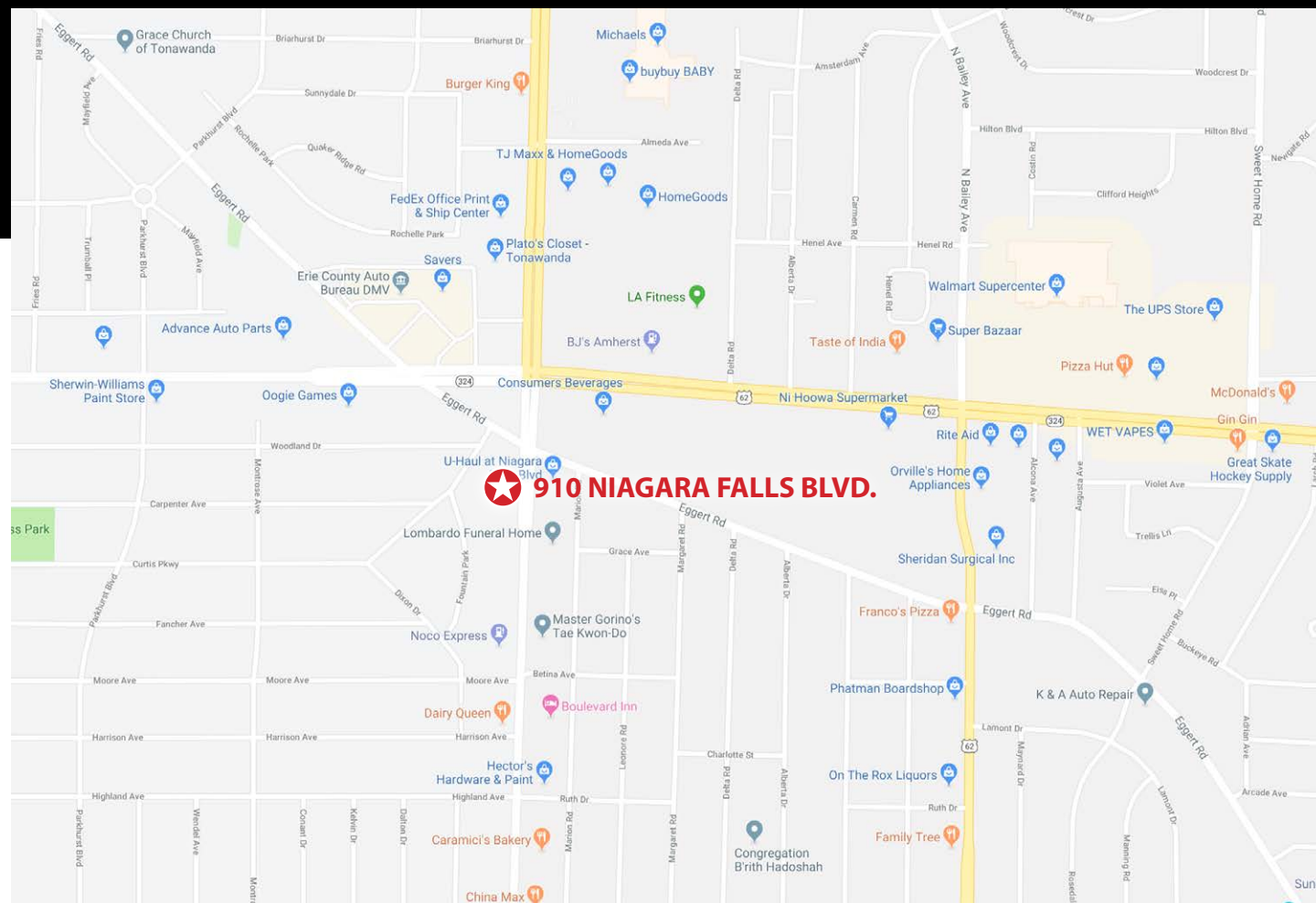


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## 910 Niagara Falls Boulevard Tonawanda, NY 14223



**Outstanding Niagara Falls Blvd. Location** – Just south of Eggert Road / Sheridan drive intersections. 7,176 SF of office / warehouse space with large, beautifully renovated offices, high ceilings in offices and warehouse, newer HVAC equipment, new roof. Current home to Dark Horse Studio videography and other wedding related businesses. Many improvements to the property in past 3 years. On-site parking. 22,000 vehicle daily traffic count.

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Buffalo, New York 14203  
[HUNTCommercial.com](http://HUNTCommercial.com)



# 910 Niagara Falls Boulevard Tonawanda, NY 14223

PROPERTY OVERVIEW	
Lot Size	0.25 +/- acres
Total SF	7,176 +/- SF
Year Built	1946
Stories	1
Traffic Count	22,188 ADT
Parking	On Site

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	17,071	151,057	347,456
Total Households	7,446	63,652	147,049
Ave. Annual Income	\$57,319	\$58,974	\$51,130

