

FOR SALE

8396 Morgan Road Clay, New York



PROPERTY DESCRIPTION

This 15+ acres is a redevelopment site. 7 +/- acres is zoned R-4 Multi Family District. The additional 8 +/- acres needs to be rezoned to Multifamily. Also 4 +/- acres are in a flood zone. See attachments. This is a great opportunity for an apartment developer.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	4,956	29,198	84,796
Total Households	1,819	11,093	34,301
Ave. Annual Income	\$90,465	\$82,610	\$72,586

PROPERTY OVERVIEW	
Sale Price	\$550,000.00
Lot Size	15.80 +/- acres
Total SF	N / A
Year Built	N / A



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COMMERCIAL

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