

FOR SALE

5389 Genesee Street Lancaster, New York



PROPERTY DESCRIPTION

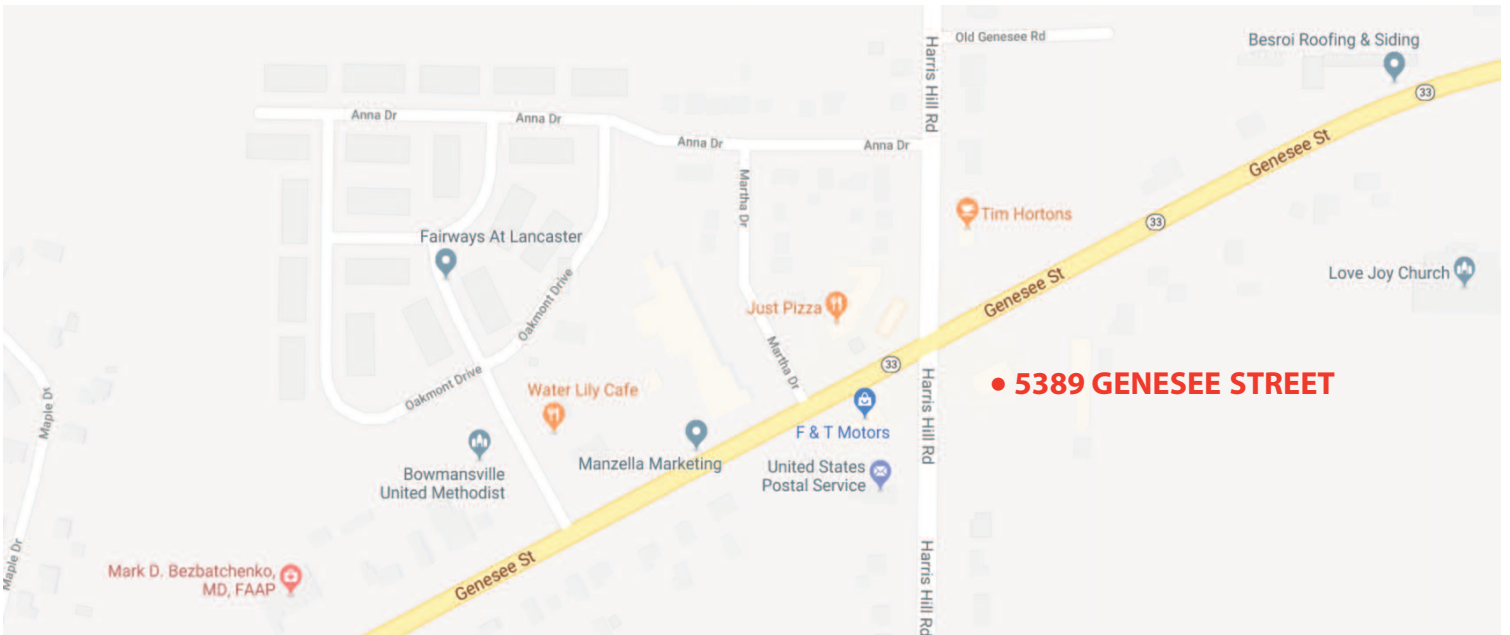
Development site at signaled corner of Genesee St. and Harris Hill Rd. with 262 feet of frontage on both roads. A 1.6 acre lot zoned NB (neighborhood/business) which permits retail, restaurant and mixed use development. High traffic counts with 15,389/10,403 on Genesee St. and 12,195/10,117 on Harris Hill Rd. at intersection. Updated underground gas & electric, sewers, public water, cable & phone. Recent addition suitable for drive-thru option. Parking for 65+ cars. Showings by appointment only and not during normal business hours as currently being operated as a full service restaurant with bar. **Please no contact with any restaurant personnel as this is a confidential listing!**

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES	PROPERTY OVERVIEW	
Total Population	16,425	32,120	42,608	Lot Size	1.60 acres
Total Households	7,339	13,781	18,135	Building Size	3,674 +/- SF
Ave. Annual Income	\$52,131	\$58,594	\$61,759	Stories	1
				Parking	On Site



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COMMERCIAL

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