



636± SF Retail Space

Property Highlights

- Join high volume Dunkin Donuts just off Cornell University Campus
- Located in busy retail area
- Shared common area, seating and sales area with Dunkin Donuts
- Great opportunity for PM food user
- Excellent signage on Pine Tree Road
- Neighbors include Rite Aid, P&C Fresh and Burger King

Demographic	1 Mile	3 Miles	5 Miles
Population	4,595	50,896	62,758
Households	2,134	17,696	22,952
Average Income	\$75,386	\$76,050	\$80,940
Daytime Employees	3,669	32,067	44,440
Source: ESRI Business Analyst 2018			

Traffic Counts	
Pine Tree Road	9,509 AADT
Mitchell Street	3,852 AADT
Ellis Hollow Road	3,989 AADT
Source: NYS DOT 2015	

For more information, please contact:

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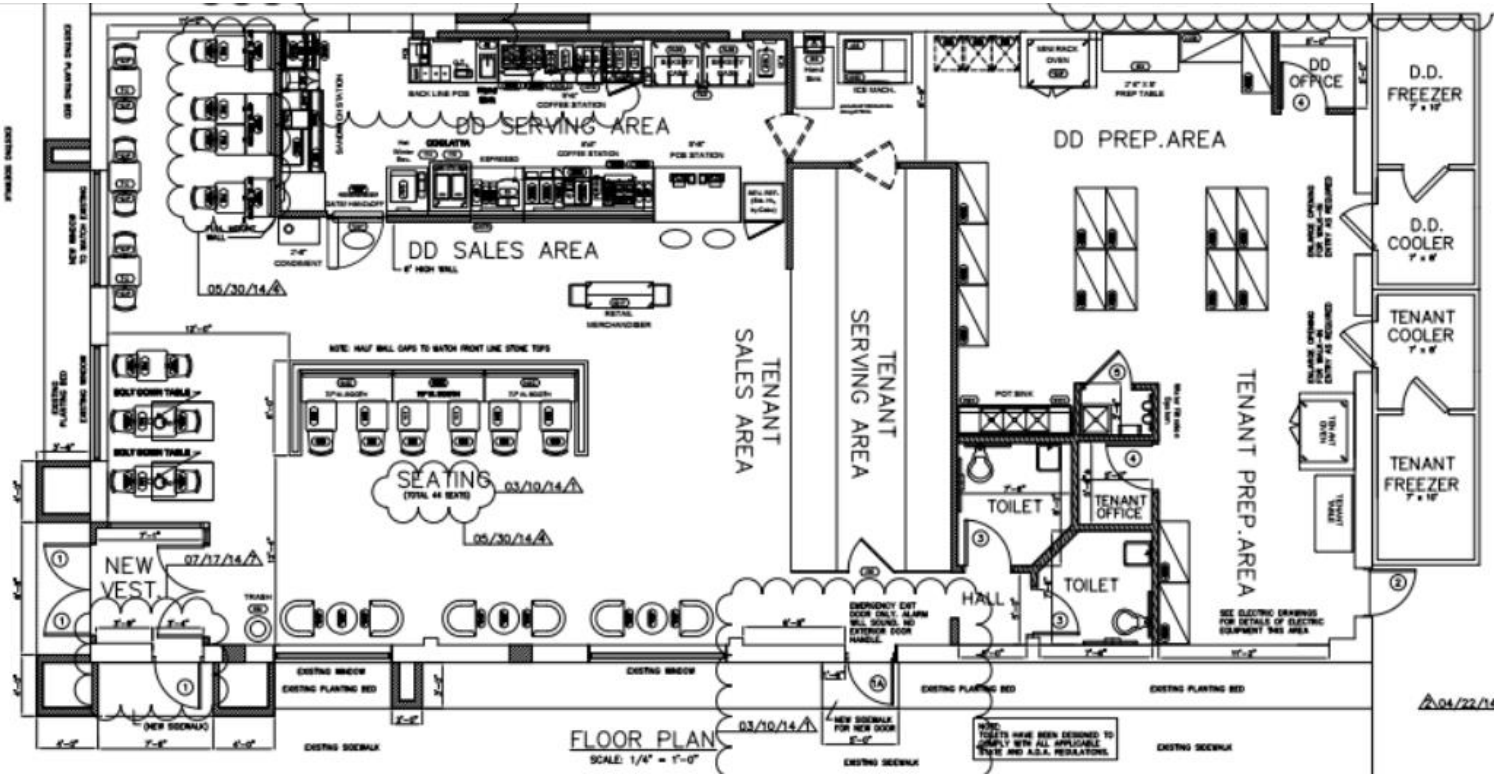
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FOR LEASE

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