

**SOUTH FALLSBURG, NY - LAND**

4999 S FALLSBURG MAIN ST, SOUTH FALLSBURG, NY 12779



**OFFERING SUMMARY**

Sale Price: Negotiable  
Price / SF: -

**NEIGHBORING TENANTS**



**PROPERTY OVERVIEW**

Available Immediately: Land for sale, a great investment opportunity, in South Fallsburg NY

**PROPERTY HIGHLIGHTS**

- Available Immediately
- Up to 72,000 SF on 9 Acres
- Excellent Exposure
- Street Frontage on 2 Roads
- Great for Hotel, Self Storage, Recreational Uses, Gas & Go and Camp Locations

FOR MORE INFORMATION CONTACT:

**SCOTT MILICH**

201.703.9700 x139  
smilich@thegoldsteingroup.com

Licensed Real Estate Broker | 45 EISENHOWER DRIVE | SUITE 500 | PARAMUS, NJ 07652

All information is from sources deemed reliable and is submitted subject to errors, omissions, change of price, terms, rental, prior sale and withdrawal without notice.



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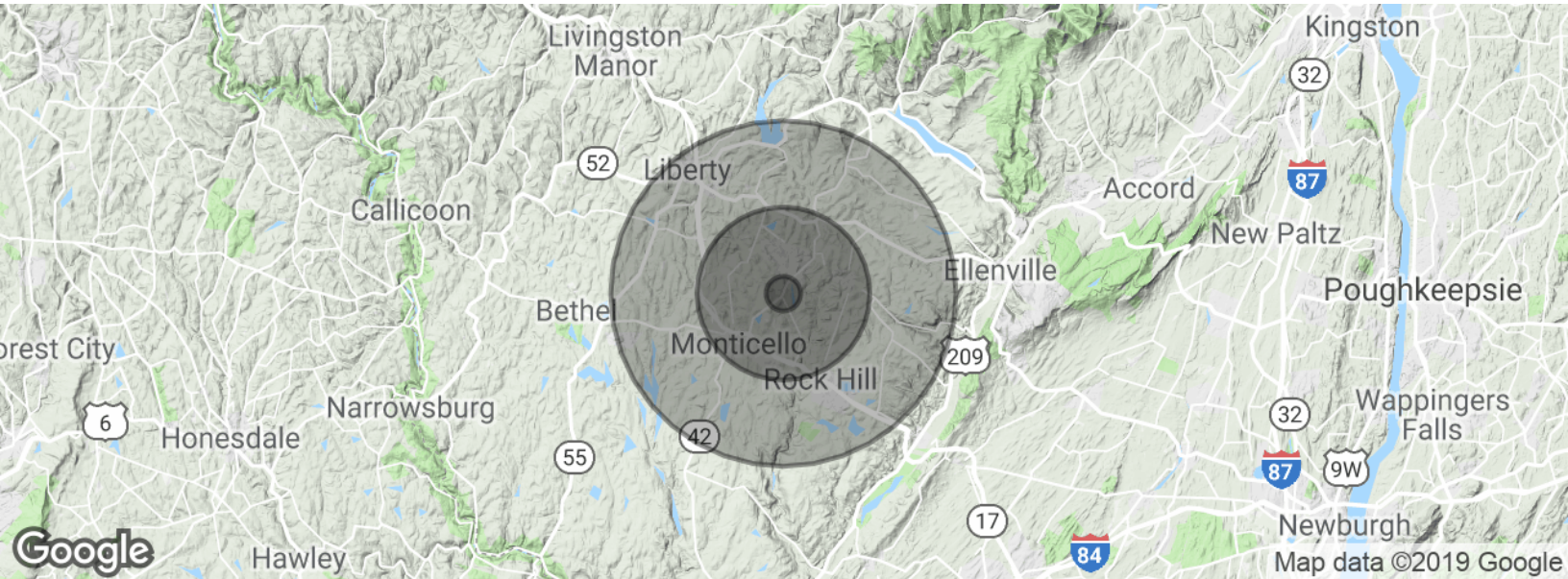


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| <b>POPULATION</b>              | <b>1 MILE</b> | <b>5 MILES</b> | <b>10 MILES</b> |
|--------------------------------|---------------|----------------|-----------------|
| Total population               | 673           | 17,072         | 41,182          |
| Median age                     | 29.8          | 32.3           | 36.7            |
| Median age (Male)              | 30.6          | 31.9           | 36.4            |
| Median age (Female)            | 29.8          | 33.4           | 37.1            |
| <b>HOUSEHOLDS &amp; INCOME</b> | <b>1 MILE</b> | <b>5 MILES</b> | <b>10 MILES</b> |
| Total households               | 228           | 5,928          | 14,065          |
| # of persons per HH            | 3.0           | 2.9            | 2.9             |
| Average HH income              | \$54,705      | \$48,241       | \$52,663        |
| Average house value            | \$307,079     | \$206,107      | \$212,169       |

\* Demographic data derived from 2010 US Census

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