

## Property Highlights

- Approx. 26,000sf feed mill with manufacturing area, warehouse space, offices, 3 at grade doors and 9 loading docks.
- Equipment includes: 2 - 18'x 40' high tanks, 1 - 12'x 40' high tank, 1 - 15'x 40' high tank, 30' bridge unit, 100 ton truck scale, scale house, 2 receiving pits, 1 - load out bin, bag sewing system, drag conveyor and much more equipment.
- Has rail spur with access to Norfolk and Southern Rail.
- Great opportunity to re-open this operation for a user or operator.
- Located on NY/PA border and minutes from I-86.
- Good central location and numerous farms in region.

### DETAILS

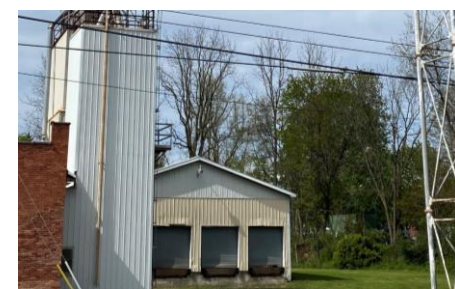
AVAILABLE	26,000 SF
LOT SIZE	1.74 acres
TAX ID	166.20-2-23.10

For more information, contact:

**Michael J. Manzari, CCIM, SIOR**  
**Associate Real Estate Broker**  
 607 937 9720 ext. 301  
[mmanzari@pyramidbrokerage.com](mailto:mmanzari@pyramidbrokerage.com)

8 Denison Parkway East, Suite 401  
 Corning, New York 14830  
 phone: +1 607 937 9720

[pyramidbrokerage.com](http://pyramidbrokerage.com)



FOR SALE  
533 Broad Street  
Waverly, New York



FOR SALE  
533 Broad Street  
Waverly, New York

