

Available Location **FOR SALE OR LEASE** Next to Nice N Easy

5565 BARTEL ROAD . BREWERTON, NY 13029



DEMOGRAPHICS:	3 MILES	5 MILES	7 MILES
37,190 VEHICLES/DAY	AV. HH INC. \$49,171	AV. HH INC. \$51,750	AV. HH INC. \$52,483
	POPULATION 5,848	POPULATION 26,885	POPULATION 59,225



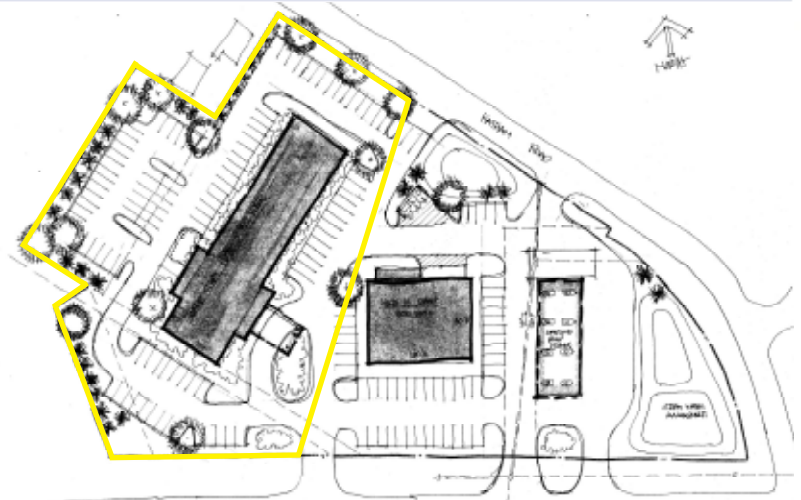
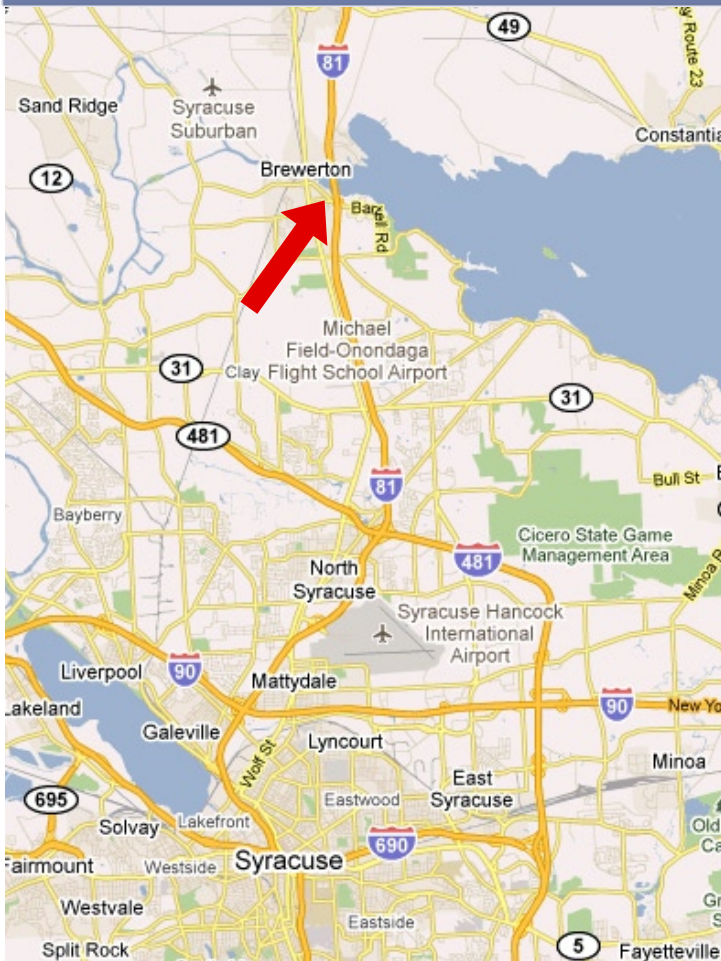
FOR MORE INFORMATION CONTACT:
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This available location comprises almost 4 acres for development opportunities adjacent to a soon to be redeveloped Nice N Easy Convenience store. Immediately off Interstate 81, Exit 31, with over 37,000 vehicles per day, this location provides excellent visibility. Nearby national retailers include AT&T, Alliance Bank, Burger King, Days Inn, Dollar General and Dunkin Donuts. Located adjacent to Oneida Lake, tourism provides numerous retail opportunities. Lease or sale options available upon prospective needs.



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