

TITAN COMMERCIAL REALTY GROUP LLC



PROUDLY PRESENTS:

WESTERN LIGHTS SHOPPING CENTER
4671-4729 ONONDAGA BLVD
SYRACUSE, NEW YORK
ONONDAGA COUNTY

Price Chopper Anchored Shopping Center
Centrally Located Within the Syracuse, NY MSA

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	11,796	98,630	213,779
AVERAGE HH INCOME	\$63,507	\$52,863	\$56,842
HOUSEHOLDS	5,037.0	40,273.0	88,478.0



QUICK FACTS

- PRICE CHOPPER ANCHORED SHOPPING CENTER.
- LANDLORD IS A DEAL MAKER.
- AVAILABLE SPACE: 4,268 SF RESTAURANT
- 25,167 SF (11'-10" CEILING, 17'-4" BOTTOM OF JOIST, 19'-4" DECK)
- TRAFFIC COUNT: ONONDAGA BOULEVARD: 7,120 AADT
- VELASKO ROAD: 11,326 AADT
- PARKING: 832 SPACES
- CO-TENANTS: PRICE CHOPPER, DOLLAR TREE, VALU HOME CENTER, MAVIS DISCOUNT TIRE, RAINBOW, NYS DMV, BOOST MOBILE, SALLY BEAUTY, SUPERCUTS, UPSTATE REHABILITATION, MATTRESS EXPRESS, FUN CITY TRAMPOLINE PARK AND EXOTIC VAPES.
- ASKING: \$8.00 PSF NNN BIG BOX SPACE
- \$12.00 PSF NNN SMALL SHOP SPACES
- NNN'S: \$4.04 PSF (CAM: \$1.06, TAX: \$2.37, INS: \$0.61)



VIDEO TOUR



4729 Onandaga Blvd. Syracuse, NY

TITAN COMMERCIAL REALTY GROUP LLC

24 AVIATION RD, ALBANY, NY, 12205

518 400 0668

WWW.TITANCOMMERCIALREALTYGROUP.COM

https://www.dos.ny.gov/licensing/docs/FairHousingNotice_new.pdf

**HELPING BUILD EMPIRES
ONE DEAL AT A TIME**

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