

FOR SALE

Commercial Building on Double Lot

2310 William Street, Village of Sloan, New York 14206



PROPERTY HIGHLIGHTS

- 2,400 sq. ft. commercial building with full basement for storage
- Double lot located on the corner of William St and Harlem Rd.
- Roll up door at rear of building
- Large parking area with 25+ spaces
- Reception area, supply room and two bathrooms
- Detached garage behind main building
- Property being sold "As Is"



344 Delaware Ave, Suite 200, Buffalo, NY 14202



174 Slade Ave, West Seneca, NY 14224

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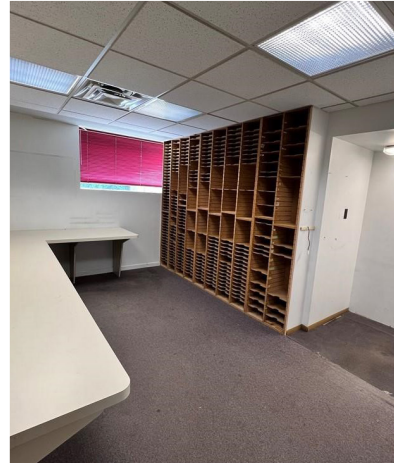


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5 MILE DEMOGRAPHICS



**POPULATION
295,849**



**DAYTIME EMPLOYEES
192,301**



**HOUSEHOLDS
129,848**



**AVERAGE HH
INCOME
\$62,052**



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