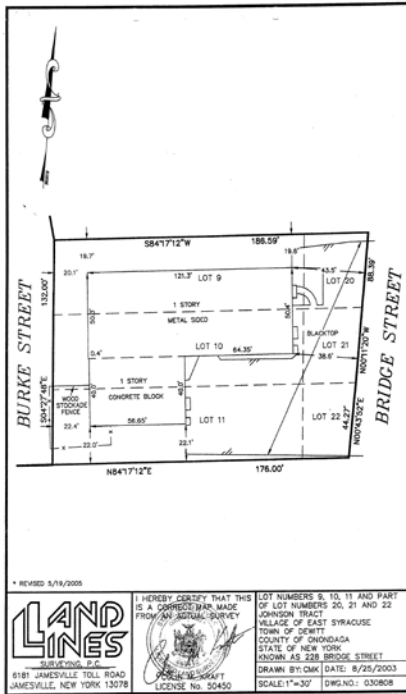


**228 Bridge Street**

**E. Syracuse, New York 13057**

**APPROVED AUTO REPAIR FACILITY**



- LOCATION:** Situated across from BJ's Wholesale, Staples & Dunkin Donuts. Close to Wal-Mart, Napa, Aldi Grocery Store, The Tractor Supply Co., Beacon Federal Credit Union, restaurants and more...
- SQ.FT. AVAIL.:** (2) building areas:  
 Bldg. 1: 6,000 sf  
 Bldg. 2: 2,250 sf
- SITE:** Approx.: .85 acres
- ZONE:** General Commercial
- FEATURES:**
  - Bldg. 1  
Retail area, Service Bays, Office, Reception, Paint Booth, Shop & Office Restrooms
  - Bldg. 2  
30' x 56'  
Large open area, office, restroom and exterior fenced storage area. Excellent visibility from Bridge Street (Rt 290)



- TRAFFIC COUNTS:**
- Bridge Street:  
**28,938 AADT/2006**
- Manlius Center Rd. (Rte 290)  
**17,234 AADT/2006**
- Bridge Street (over bridge to E. Syracuse):  
**16,418 AADT/2006**
- I690:  
**85,161, AADT/2006**

**FOR SALE / LEASE**

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