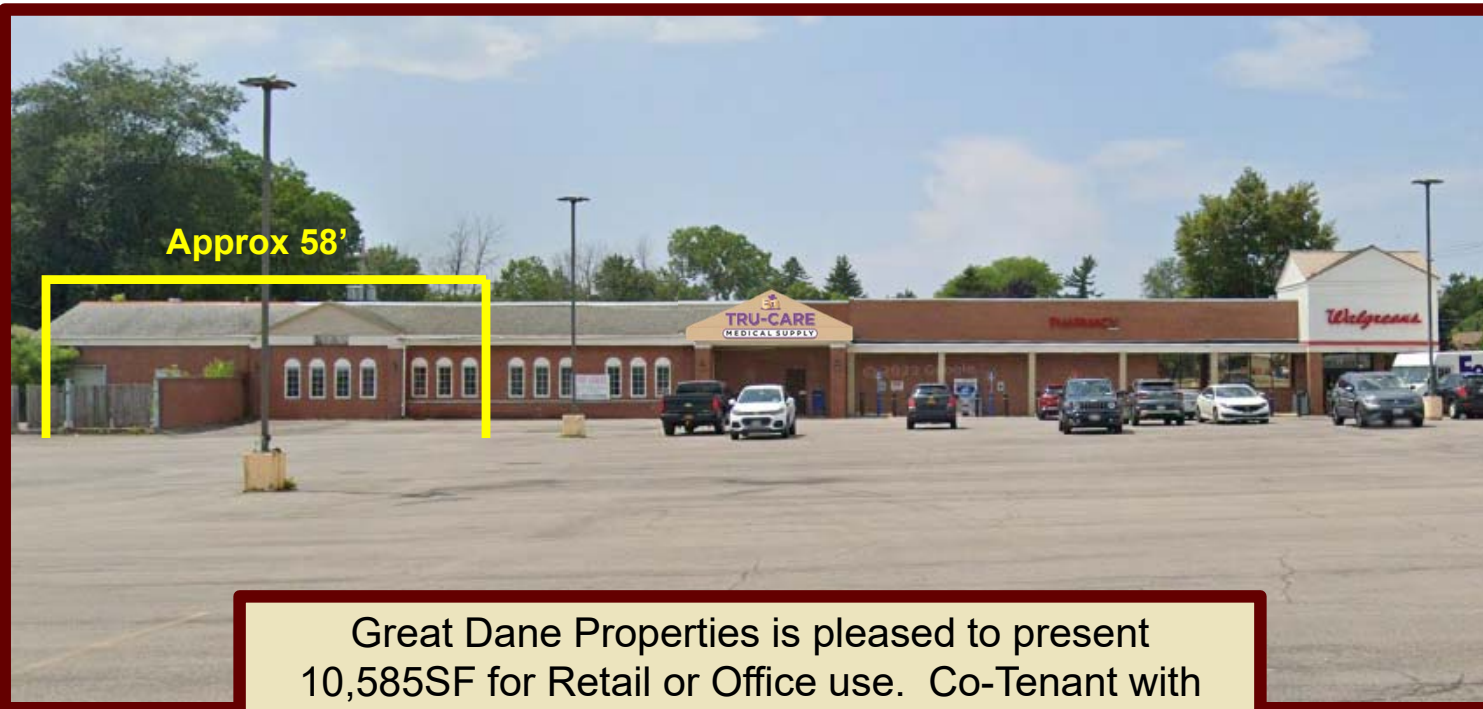




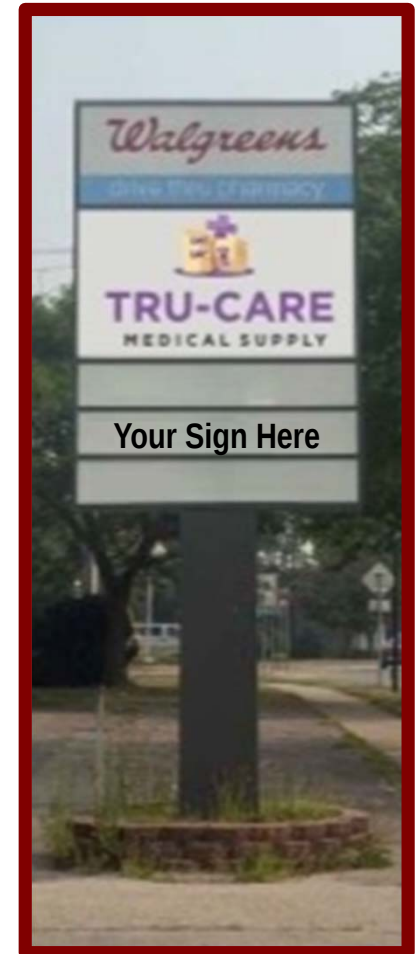
Great Dane Properties, LLC

Commercial Real Estate Sales, Leasing, Management & Development

**73 North Main Street
Brockport, NY 14420**



Great Dane Properties is pleased to present
10,585SF for Retail or Office use. Co-Tenant with
Walgreens & Tru-Care Medical in Village North Plaza.



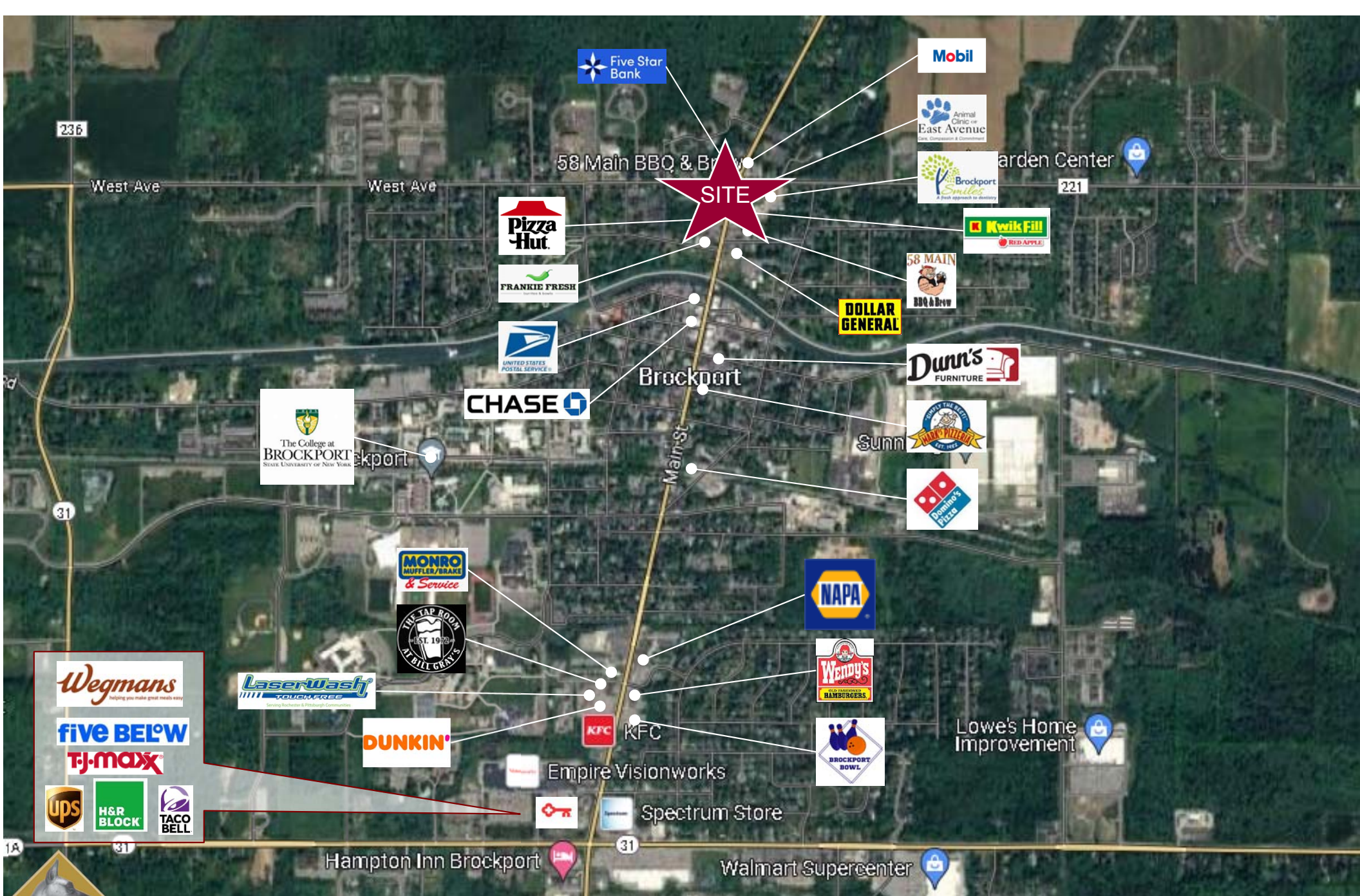
Joseph M. Draghi

Licensed Real Estate Broker

Licensed in New York, New Hampshire, Connecticut,
Massachusetts, Vermont & Florida

607-838-3263 – jdraghi@greatdaneproperties.com

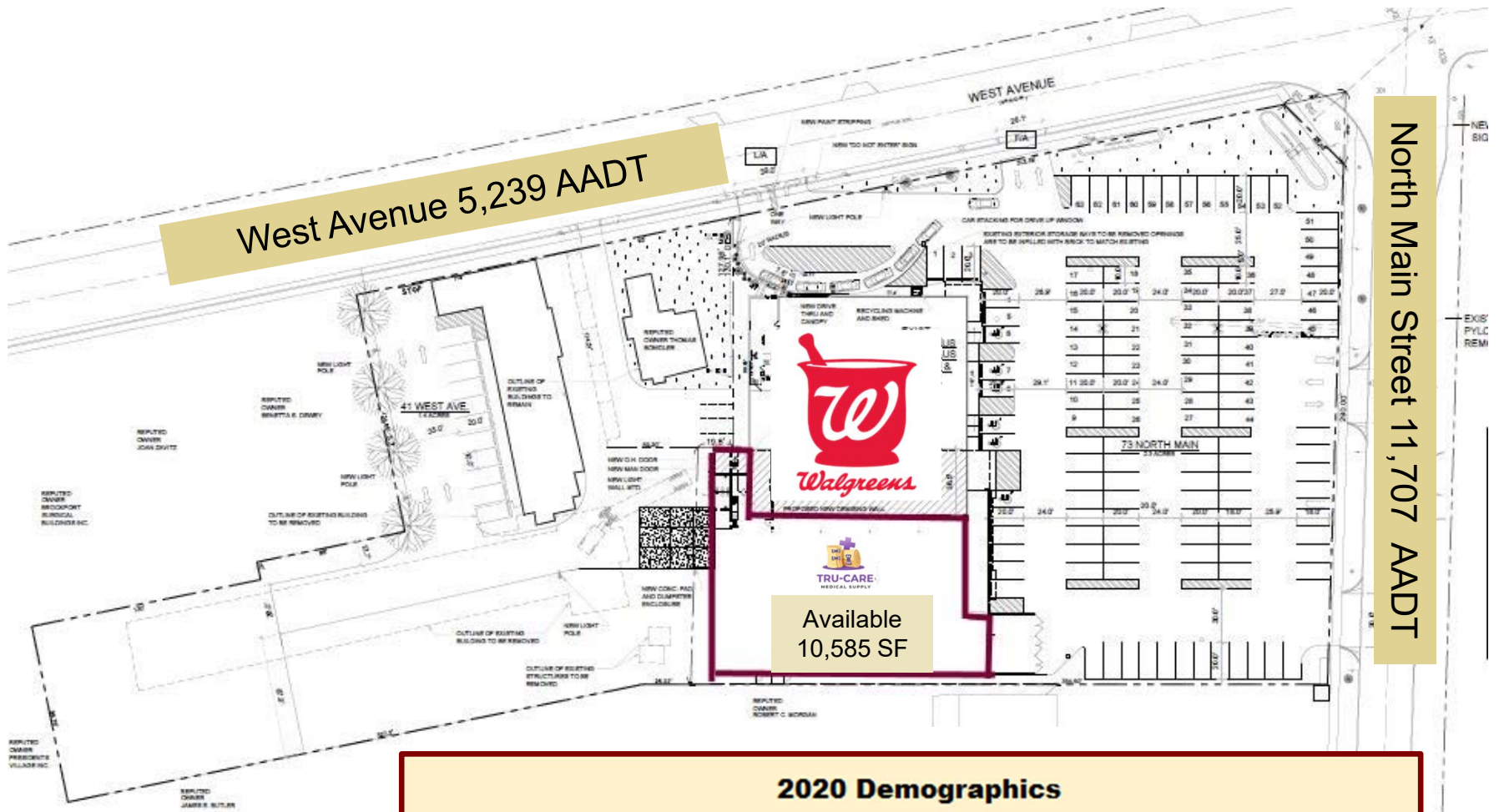
Florida Office: 6151 Blackjack Court N, Punta Gorda, FL 33982



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2020 Demographics

73 North Main St, Brockport, NY

3 Mile Radius 5 Mile Radius 10 Mile Radius

Population	16,957	24,977	79,653
Households	6,648	10,034	32,434
Median HH Income	\$84,099	\$93,530	104,720



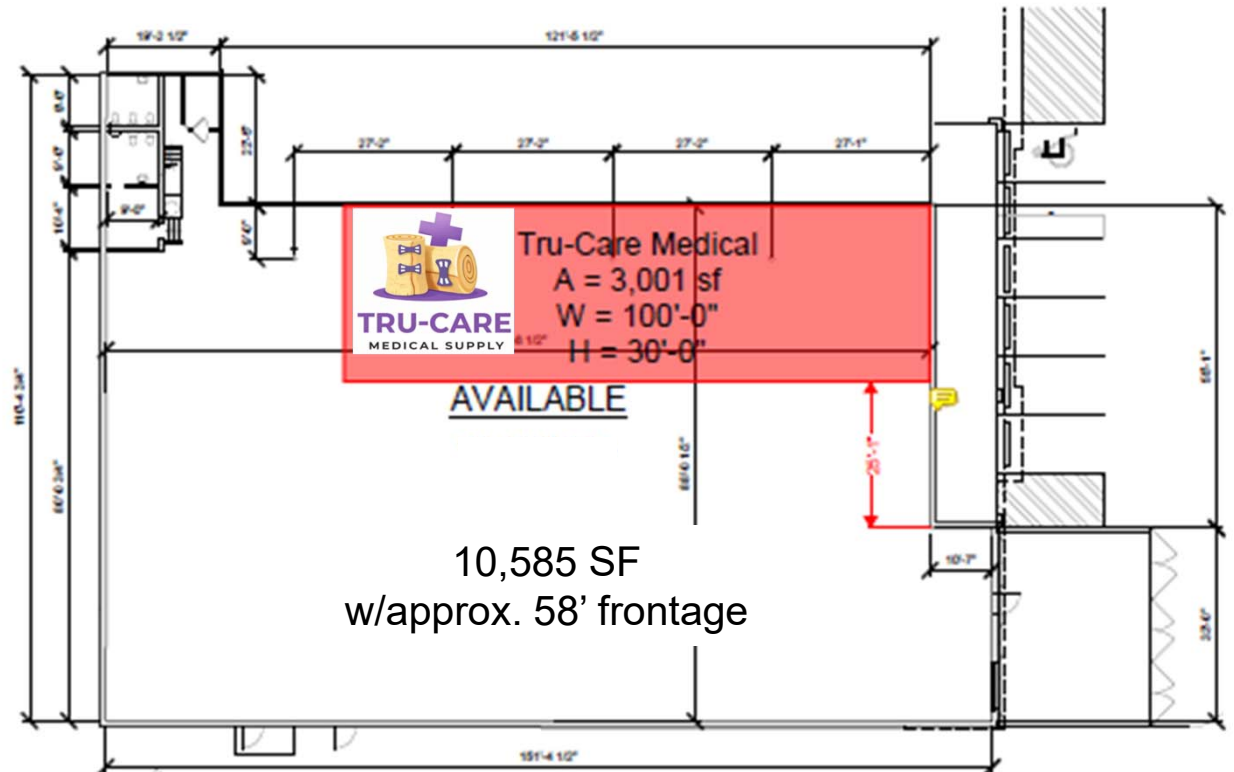
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Floor Plan

- Co-Tenant with Walgreens & Tru-Care Medical Supply
- 1.1 miles from SUNY Brockport with over 8,000 students
- Excellent Traffic Counts
- Prominent Pylon for Signage
- Brockport is the largest Village in Monroe County, set along the scenic Erie Canal. Brockport has a pedestrian friendly downtown and is listed on the National Register of Historic Places.
- Located 20 miles west of Rochester and 11 miles south of lake Ontario



The information contained herein was obtained from sources we consider reliable; however no representation or warranty is made to its accuracy and is submitted subject to errors, omissions, prior sales, and withdrawal from the market or change in price; or changes to the subject property's condition, layout, square footage and development plans without notice. Seller/Landlord and Broker make no representation as to the environmental condition of the property or suitability for use, and recommend Purchasers/Lessors independent investigation.

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