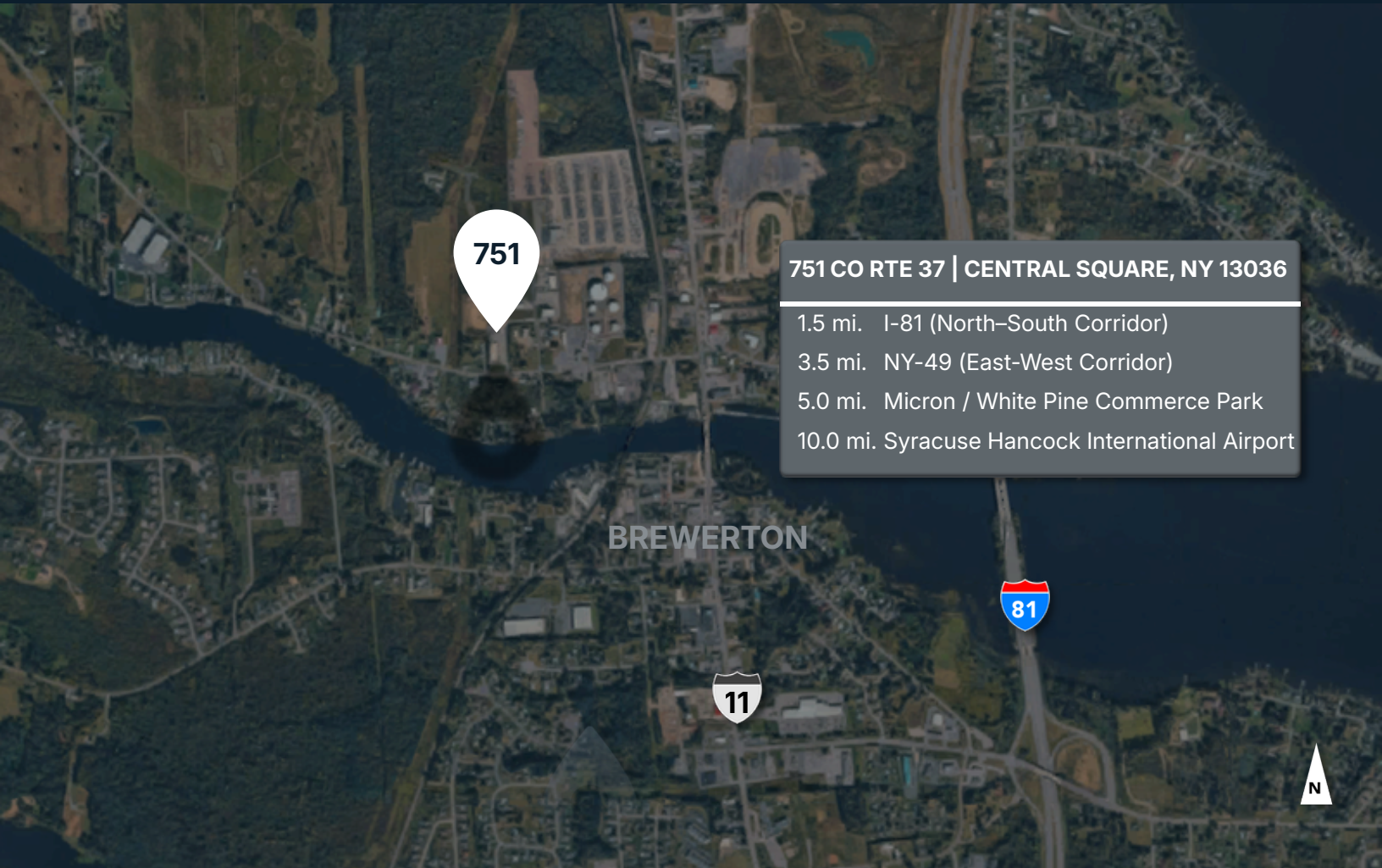




751 COUNTY ROUTE 37

CENTRAL SQUARE, NEW YORK 13036



751

751 CO RTE 37 | CENTRAL SQUARE, NY 13036

- 1.5 mi. I-81 (North-South Corridor)
- 3.5 mi. NY-49 (East-West Corridor)
- 5.0 mi. Micron / White Pine Commerce Park
- 10.0 mi. Syracuse Hancock International Airport

BREWERTON



FOR LEASE | 751 CO RTE 37

EXECUTIVE SUMMARY



OFFERING SUMMARY

Address: 751 CO RTE 37,
CENTRAL SQUARE, NY

Lease Price: \$10/SF NNN

Square Footage: 9,320 +/-

Acres 1.5 +/-

Lease Term: 5 Years

Clear Height: 15.9'

Loading: (3)OH Drive-Ins

PROPERTY OVERVIEW

This versatile $\pm 9,320$ SF industrial facility in Central Square features a highly functional, usable yard on a 1.5-acre site. Well-equipped for contractors or fleet operations, the building boasts heated shops, air conditioning, three drive-in doors, and a floor-mounted jib crane.

PROPERTY HIGHLIGHTS

- Direct Access to I-81, Rt-11 & NY-49
- CI - Commercial - Industrial Zoning
- Heated Shops + A/C
- Oswego County Tax Advantage

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TRENCA & CO CRE

NICHOLAS HALLIGAN

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WAREHOUSE



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EXTERIOR



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ARIEL



*****Property outlines are approximate**

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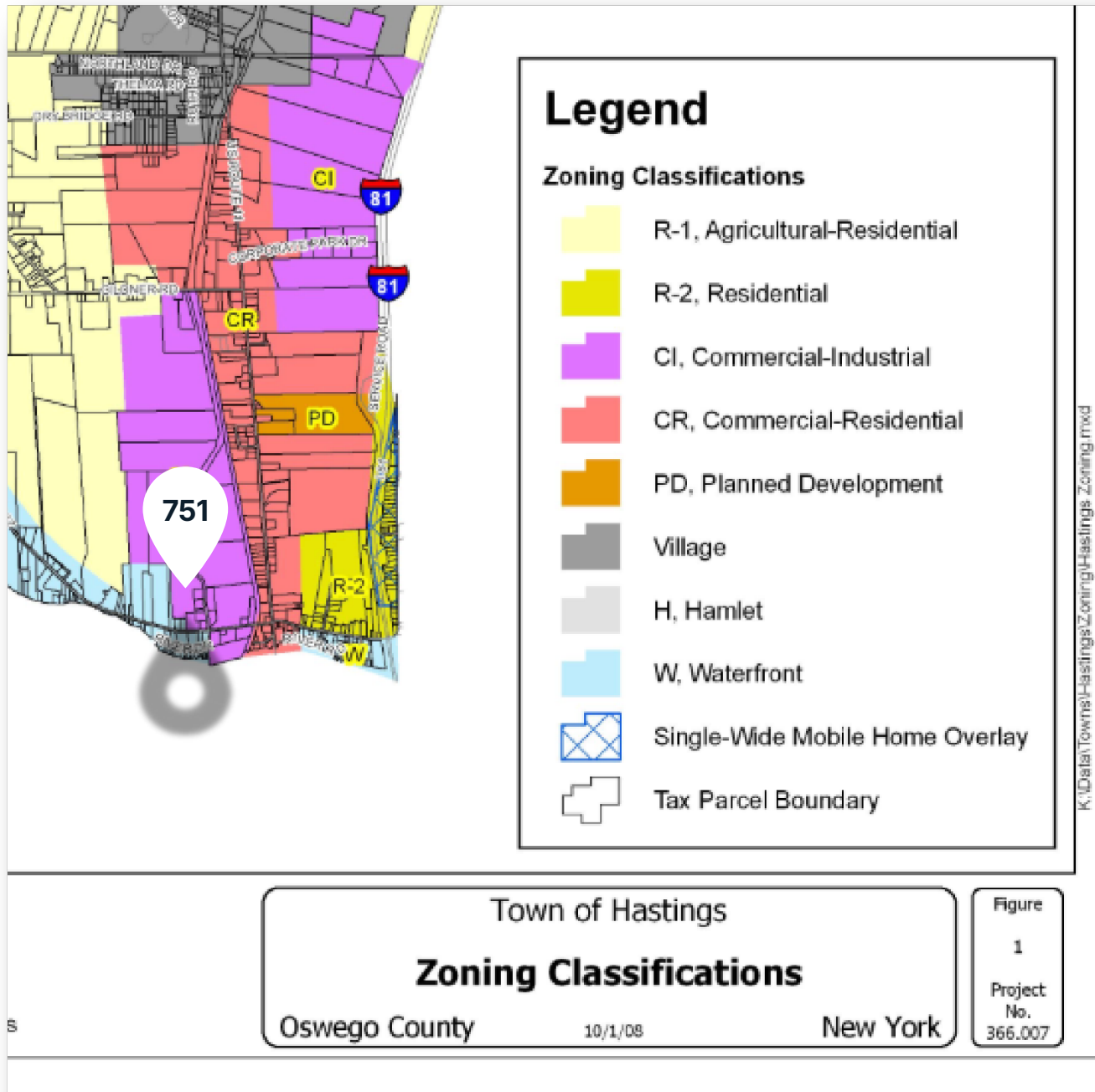
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ZONING MAP



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BUILDING PLAN



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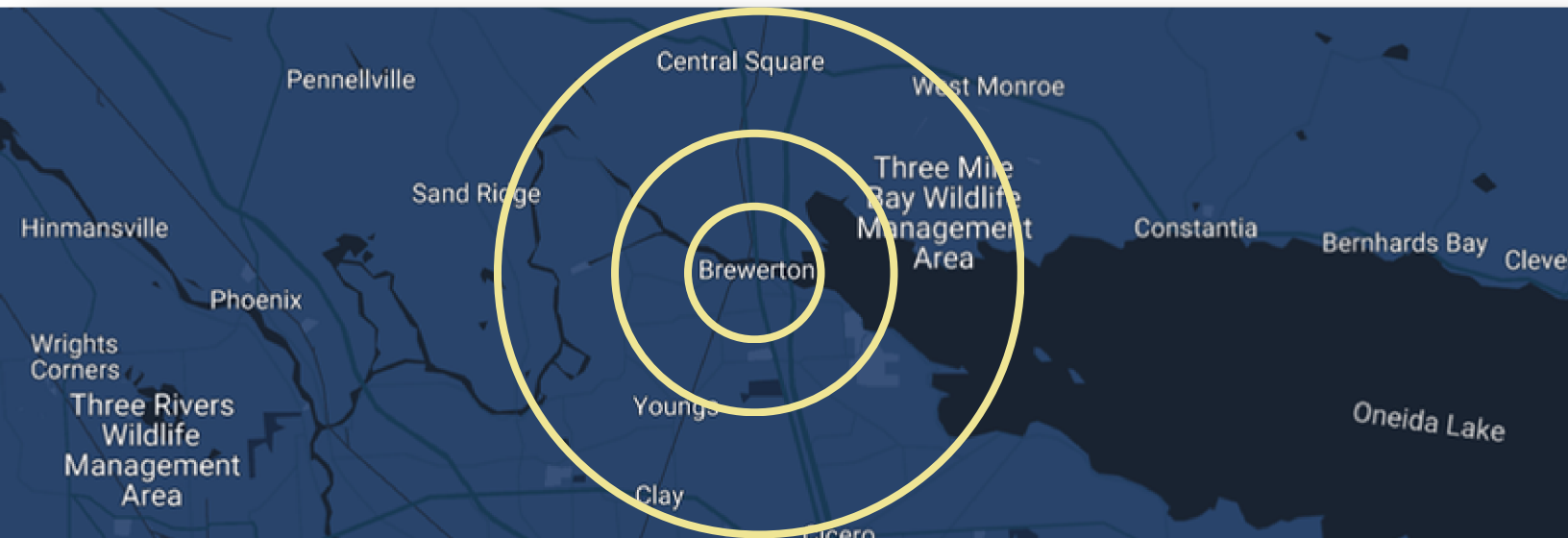
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DEMOGRAPHICS



Population	2 Miles	5 Miles	10 Miles
2020 Population:	6,096	23,557	145,961
2025 Population:	5,953	23,181	142,163
Median Age:	44	45	43
HH's & Income	2 Miles	5 Miles	10 Miles
2025 Households:	2,518	9,533	60,930
Avg HH Income:	\$122K	\$122K	\$109K
Median HH Income:	\$105K	\$104K	\$90K
Traffic (County Route 37)			
AADT 2024:	2,293		

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PRINCIPAL BROKER & FOUNDER



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