



MLS#: **S1361993** **Commercial/Industrial**
9 acres Buckley Rd
 County: **Onondaga** Zip: **13212**
 Town/City: **Clay** Pstl City: **Syracuse**
 Area #: **Clay-312489**
 Subdivision:
 TxMap#: **312489-107-000-0005-001-001-0000**
 City Nghbrhd:
 School Dist: **North Syracuse**
 High School:
 Middle School:
 Elem School:

List Price: **A-Active \$1,195,000**
 Acres: **9.00**
 Cross St: **W Taft Rd**
 Lot Front: **230**
 Lot Depth: **927**
 Lot Shape:
 Lot #: **0**
 Gr SqFt: **0**
 Trans Type: **Sell**
 Year Built: **0**
 Yr Blt Desc: **To Be Built**
 # Photo: **10**

General Information

Category:
 Sale Incl: **Land Only**
 Type Bldg:
 Bus Name:
 Bus Type:
 Elec Svc:
 Prop Use:
 Location: **Other - See Remarks**
 Floor:
 Parking: **0**
 Zoning: **Apartment**
 Water Related Features:

Tot Units:
 # Stories: **0.0**
 # Bldgs: **0**
 Franchise: **No**
 Avail Prkg: **0**
 Mx Ceil Hgt:
 Mx OH Dr:
 On Wtrfrt: **No**
 Name:
 Basement:
 Loading:

Office SqFt:
 Manuf SqFt:
 Res SqFt:
 Retail SqFt:
 Leased SqFt:
 Wrhse SqFt:
 Vacant SqFt:

Public Remarks: **Rare apartment development opportunity in Clay. Are you seeking to develop a market rate apartment complex? This spacious acreage, located in choice location offers an ideal opportunity to build a 120+/- unit multi level property. Full utilities available to site. Mostly open level clean acreage ready for your development. Restaurants, doctors, churches and golf all within minutes of this exciting site. (also listed under Lot/Land s1361981)**

Unbranded VT: [Click Here](#)
 Aerial Drone Video: [Click Here](#)
 Virtual Tour 3D:

Directions: **W Taft Rd to North on Buckley Rd. Approx 4000' up on left (No real estate signs)**

Lease Information

Utilities Information

HVAC Type: **Other - See Remarks**
 Heating Fuel: **Other - See Remarks**
 Type of Well: **None**

Sewer/Water: **Public Sewer Available**
 Boiler Type:
 Well Location:
 Energy Eqpt:

Additional Information

Living Qtrs: **No**
 Available Docs: **Aerials, Other - See Remarks**
 Bldg Misc:
 Public Trans:
 Total # Residential Units:
 Studio: Docks: Yrs Estb:
 1 Bed: Rooms: Seat Cap:
 2 Bed: Trk Bays:
 3 Bed: Employees:

Construction:
 Roof: **Other - See Remarks**
 Accessibility:
 Seller Desires: **Cash**

Financial Information

Possible Fin: **Cash, Conventional**
 1st Mtg Bal: **\$0**
 2nd Mrt Bal: **\$0**
 Assess Val: **\$3,800**
 Gross Annl Inc:
 Annl Op Exp:
 Inc/Exp Info: **None**
 Op Exp Incl: **Other - See Remarks**
 Closed Date:

Type of Sale: **Normal**
 Equity: **\$1,195,000**
 Tax Info:
 Annl Spc Assess: **\$0**
 Net Op Income:

Town/Cnty Tax: **\$1,661**
 City/Vil Tax: **\$0**
 School Tax: **\$2,255**
 Total Taxes: **\$3,916**

Sale Price: DOM: **1,181**

Caleb Shoemaker
 Not Licensed

MLS#: **S1361993**
 Canaan Realty
 8645 E. Seneca TNPk Manlius, NY 13104

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