



MLS#: **S1361993** **Commercial/Industrial**
9 acres Buckley Rd
 County: **Onondaga** Zip: **13212**
 Town/City: **Clay** Pstl City: **Syracuse**
 Area #: **Clay-312489**

List Price: **\$1,950,000**
 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**

Subdivision:
 TxMap#: **312489-107-000-0005-001-001-0000**
 Addl TxMap#:
 City Nghbrhd:
 School Dist: **North Syracuse**
 High School:
 Middle School:
 Elem School:

Waterfront/Water

Waterfront: **No** Island/Name: **No** Riparian Rgts:

General Information

Category:		Tot Units:		Office SqFt:
Sale Incl:	Land Only	# Stories:	0.0	Manuf SqFt:
Type Bldg:		# Bldgs:	0	Res SqFt:
Bus Name:		Franchise:	No	Retail SqFt:
Bus Type:		Avail Prkg:	0	Leased SqFt:
Elec Svc:		Mx Ceil Hgt:		Wrhse SqFt:
Prop Use:		Mx OH Dr:		Vacant SqFt:
Location:	Other - See Remarks	Basement:		
Floor:		Loading:		
Parking:	0			
Zoning:	Apartment			

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 an approved 3 story 130+/- unit 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)**

Utilities Information

HVAC Type:	Other - See Remarks	Sewer/Water:	Public Sewer Available
HVAC Fuel:	Other - See Remarks	Boiler Type:	
Electric:		Insulation:	
Energy Eqpt:		Septic Location:	
Type of Well:	None	Well Location:	
Grn Bld Vr Type:			
Grn Indoor Air Q:			
Grn Water Cnsrv:			

Additional Information

Living Qtrts:	No	Constr Mtrls:	
Available Docs:	Aerials, Other - See Remarks	Roof:	Other - See Remarks
Bldg Misc:		Accessibility:	
Public Trans:		Seller Desires:	Cash
Total # Residential Units:			
Studio:	Docks:	Yrs Estb:	
1 Bed:	Rooms:	Seat Cap:	
2 Bed:	Trk Bays:		
3 Bed:	Employees:		

Financial Information

Possible Fin:	Cash, Conventional	Type of Sale:	Normal	Town/Cnty Tax:	\$1,661
1st Mtg Bal:	\$0	Equity:	\$1,950,000	City/Vil Tax:	\$0
2nd Mrt Bal:	\$0	Tax Info:		School Tax:	\$2,255
Assess Val:	\$3,800	Annl Spc Assess:	\$0	Total Taxes:	\$3,916
Gross Annl Inc:		Net Op Income:			
Annl Op Exp:					
Inc/Exp Info:	None				
Op Exp Incl:	Other - See Remarks				
Closed Date:		Sale Price:		DOM:	1,699

Caleb Shoemaker
 Not Licensed

MLS#: **S1361993**
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