



MLS#: **S1536657** **Commercial/Industrial**
367 State Route 264
 County: **Oswego** Zip: **13135**
 Town/City: **Schroepfel** Pstl City: **Phoenix**
 Area #: **Schroepfel-355489**

List Price: **A-Active \$349,500**
 Acres: **20.09**
 Cross St: **Route 6**

Subdivision:
 TxMap#: **355489-289-000-0001-004-000-0000**
 City Nghbrhd:
 School Dist: **Phoenix**
 High School:
 Middle School:
 Elem School:

Lot Front: **800**
 Lot Depth: **685**
 Lot Shape: **Irregular**
 Lot #: **4**
 Gr SqFt: **0**
 Trans Type: **Sell**
 Year Built: **0**
 Yr Blt Desc: **Existing**
 # 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: **C1**
 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:
 Whrse SqFt:
 Vacant SqFt:

Public Remarks: **Spacious large acreage building site ideal for development! Situated within Commercial (C1) zoning, this land is conveniently located 1200' off the on-ramp to State Route 418, and only a 20-minute drive from the proposed Micron plant. (No sewer or public water is available yet, and priced accordingly) The land is level and lightly wooded, with dual access frontage. This is a choice site for a variety of commercial uses, including a shopping center, restaurant, commercial parking lot, gas station, sales yards, mini storage, and more with incredible commute connectivity to surrounding areas.**

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

Directions: **481 to exit 14, head east on 264 approximately 1200' land on left, Frontage begins before 385 State Route 264.**

Lease Information

Utilities Information

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

Sewer/Water: **None**
 Boiler Type:
 Well Location:
 Energy Eqpt: **None**

Additional Information

Living Qrtrs: **No**
 Available Docs: **Aerials, Other - See Remarks, Survey**
 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:

Financial Information

Possible Fin: **Cash, Conventional**
 1st Mtg Bal: **\$0**
 2nd Mrt Bal: **\$0**
 Assess Val: **\$23,000**
 Gross Annl Inc:
 Annl Op Exp:
 Inc/Exp Info: **None**
 Op Exp Incl: **Other - See Remarks**
 Closed Date:

Type of Sale: **Normal**
 Equity: **\$349,500**
 Tax Info:
 Annl Spc Assess: **\$0**
 Net Op Income:

Town/Cnty Tax: **\$442**
 City/Vil Tax: **\$0**
 School Tax: **\$811**
 Total Taxes: **\$1,253**

Sale Price: DOM: **22**

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 Canaan Realty

Allen T. Olmsted
 NY Licensed R.E. Broker

8645 E. Seneca TNPk Manlius, NY 13104

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Search Criteria

Status is one of 'A-Active', 'C-Continue Show'

List Agent MUI is 1023157

Co List Agent MUI is 1023157

Selected 1 of 83 results.