

RETAIL FOR LEASE

12,000 SF +/- AVAILABLE

**Empire
Mgt. Co.**

FORMER LING LING ASIAN BUFFET

614 South Main Street North Syracuse, New York 13212



OFFERING SUMMARY

AVAILABLE SF:	12,000 SF
LEASE RATE:	\$12.00 SF/yr (NNN)

Contact Info

David C. Muraco
Empire Mgt. Co.
Phone: 315-420-0735
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ZONING: Commercial 01

TRAFFIC COUNT: See Map

PROPERTY OVERVIEW

This building was a former successful family operated restaurant called Ling Ling Buffet for approximately 20 years. The owners have decided to retire. The property has excellent visibility on Route 11 and neighbors a fully occupied shopping center mixed with both national and regional tenants.

LOCATION OVERVIEW

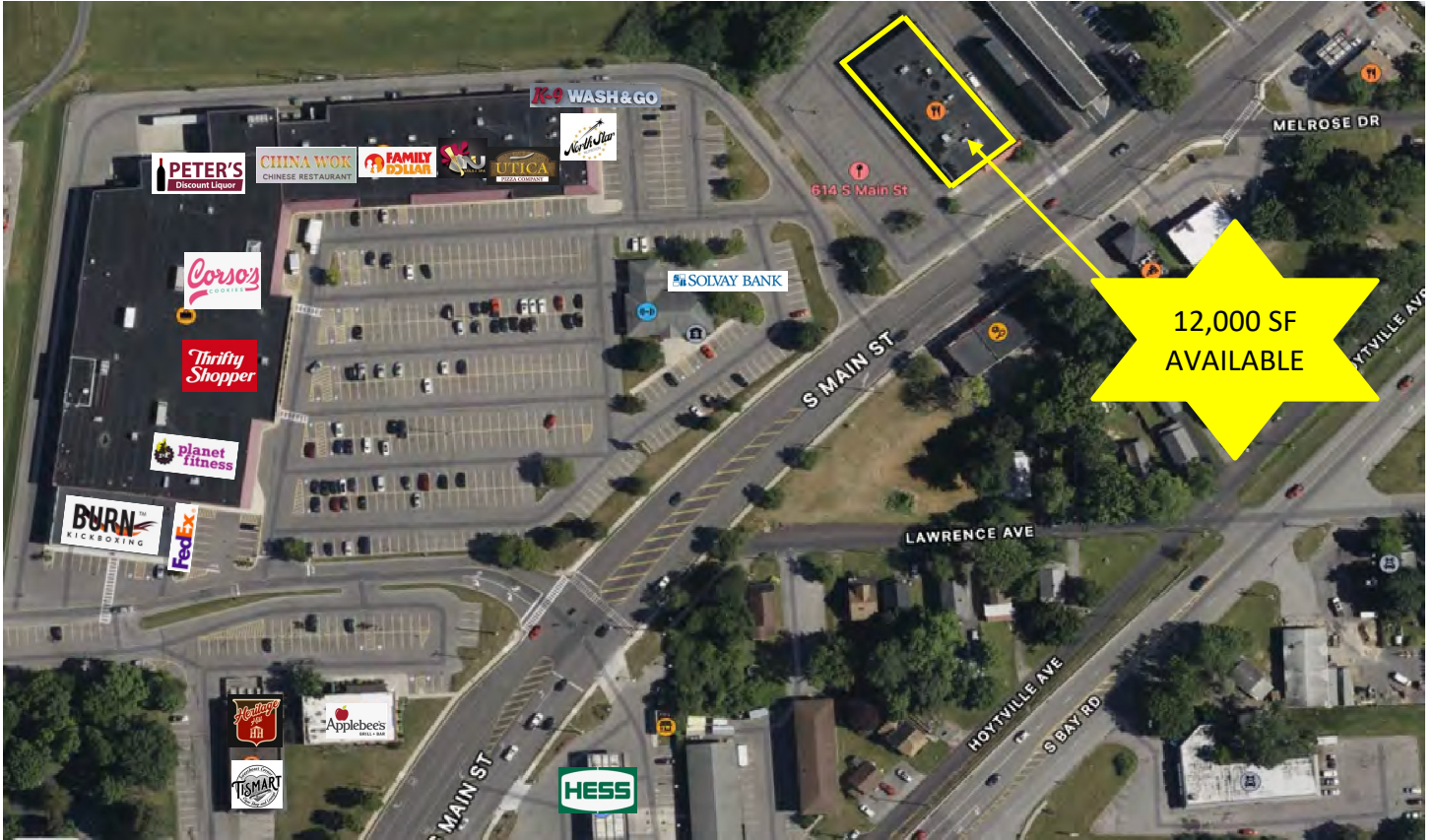
Located nearby Syracuse Hancock International Airport, residential neighborhoods and North Syracuse Central School District. Other Retailers and food businesses in the area include Planet Fitness, Applebee's, Fed Ex Office, Family Dollar, Solvay Bank, Rescue Mission, Corso's Cookies, Delta Sonic, McDonald's, Burger King, Wendy's, Popeyes, Arby's, ALDI, and more. The building is located in a high traffic area with excellent visibility and abundant parking.



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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LEASE RATE	\$12.00 SF/yr (NNN)	TOTAL SPACE	12,000 SF
LEASE TYPE	NNN	LEASE TERM:	Negotiable

SPACE	LEASE RATE	LEASE TYPE	SIZE (SF)
Free Standing	\$12.00 SF/yr As-ls	NNN	12,000 SF

Lease Rate To be negotiated in the event the space is subdivided. Rates to be determined on an individual basis.

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