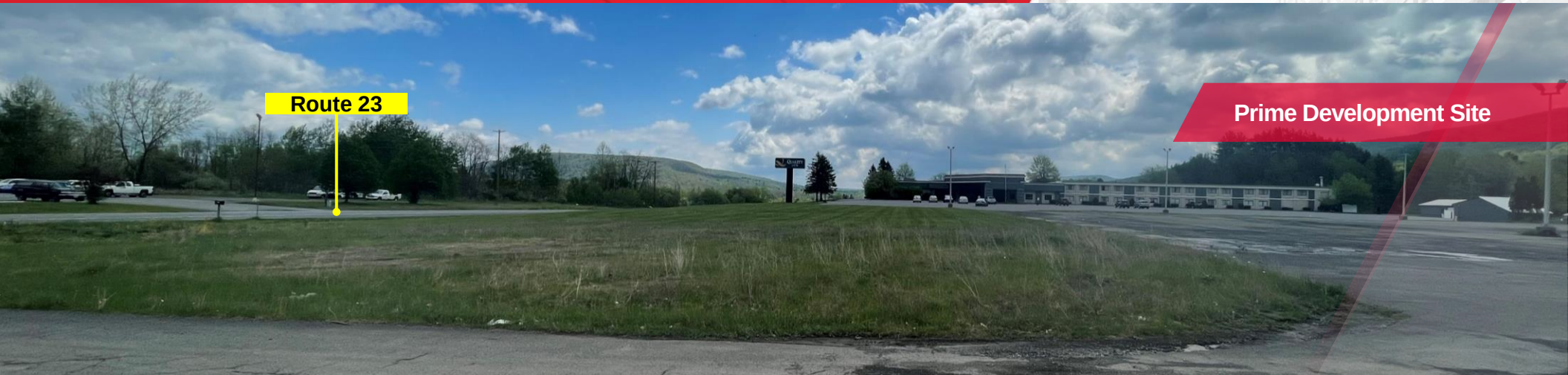


FOR SALE

5198 State Highway 23

Oneonta, New York 13820



3.50± Acres for Sale

Property Highlights

- Prime development opportunity with visibility and access from Route 23
- Former building has been demolished and the site is now graded
- Located adjacent to the Quality Inn Hotel and Banquet Center and across the street from Interskate 88
- Ideal for commercial development to include retail, service, or office.
- Property consists of two parcels (Tax ID's 300.00-3-69.21 and 300.00-3-69.22)
- Please contact Jeffrey D'Amore at (315) 725-3510 or David Huckle at (607) 277-2327 for additional information

Contact

JEFFREY D'AMORE, SIOR
Real Estate Broker, Executive Director
+1 315 725 3510
jdamore@pyramidbrokerage.com

DAVID HUCKLE
Associate Real Estate Broker
+1 607 277 2327
dhuckle@pyramidbrokerage.com

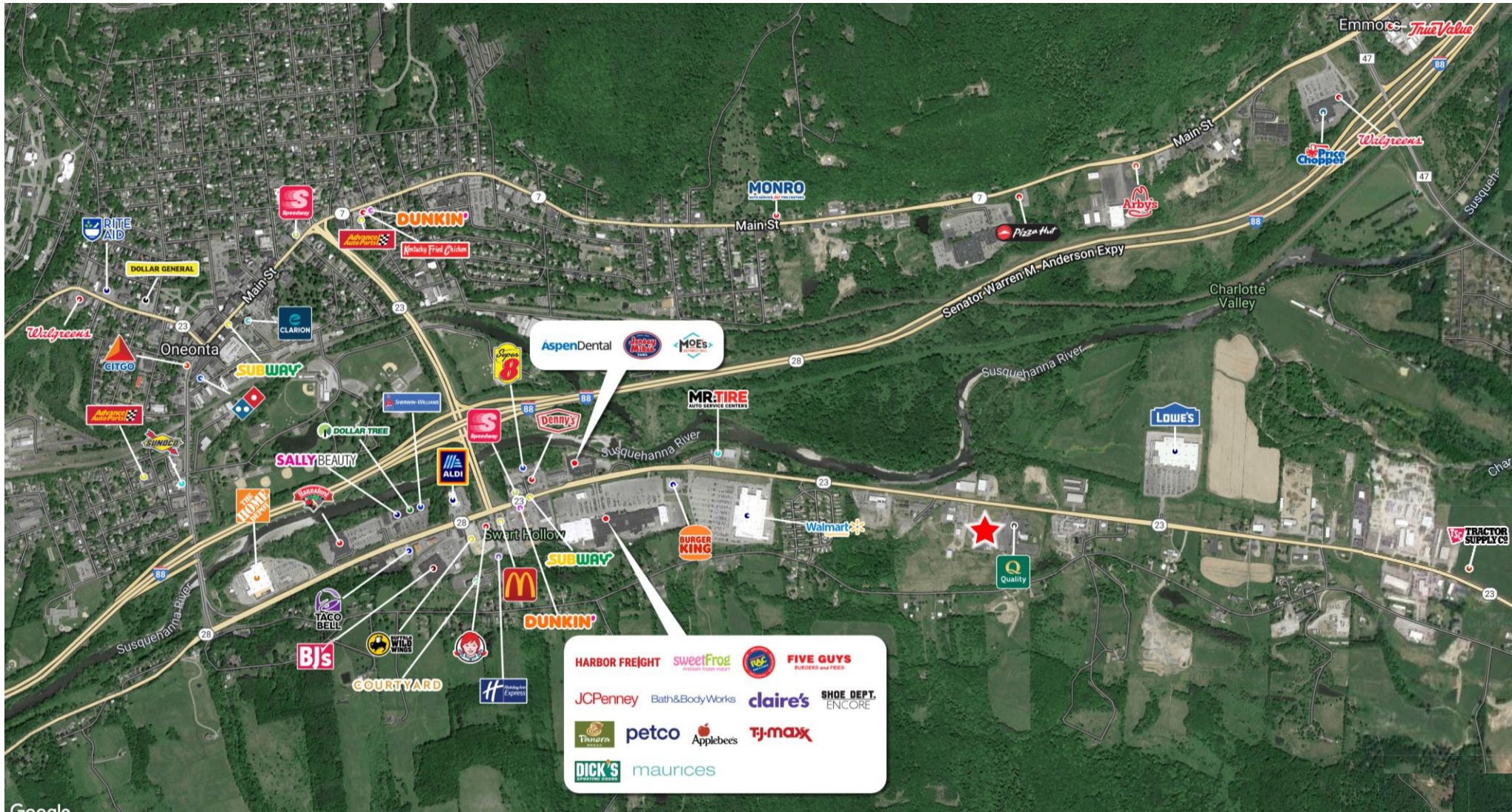
Demographic	3 Mile	5 Miles	7 Miles
Population	17,341	22,261	26,279
Households	5,070	6,944	8,660
Average H.H. Income	\$81,382	\$84,841	\$85,990
Daytime Employees	12,552	15,359	16,460
Source: ESRI Business Analyst 2024			

Traffic Counts		
State Highway 23		9,370 AADT
Interstate 88		14,170 AADT
Source: NYS DOT 2023		

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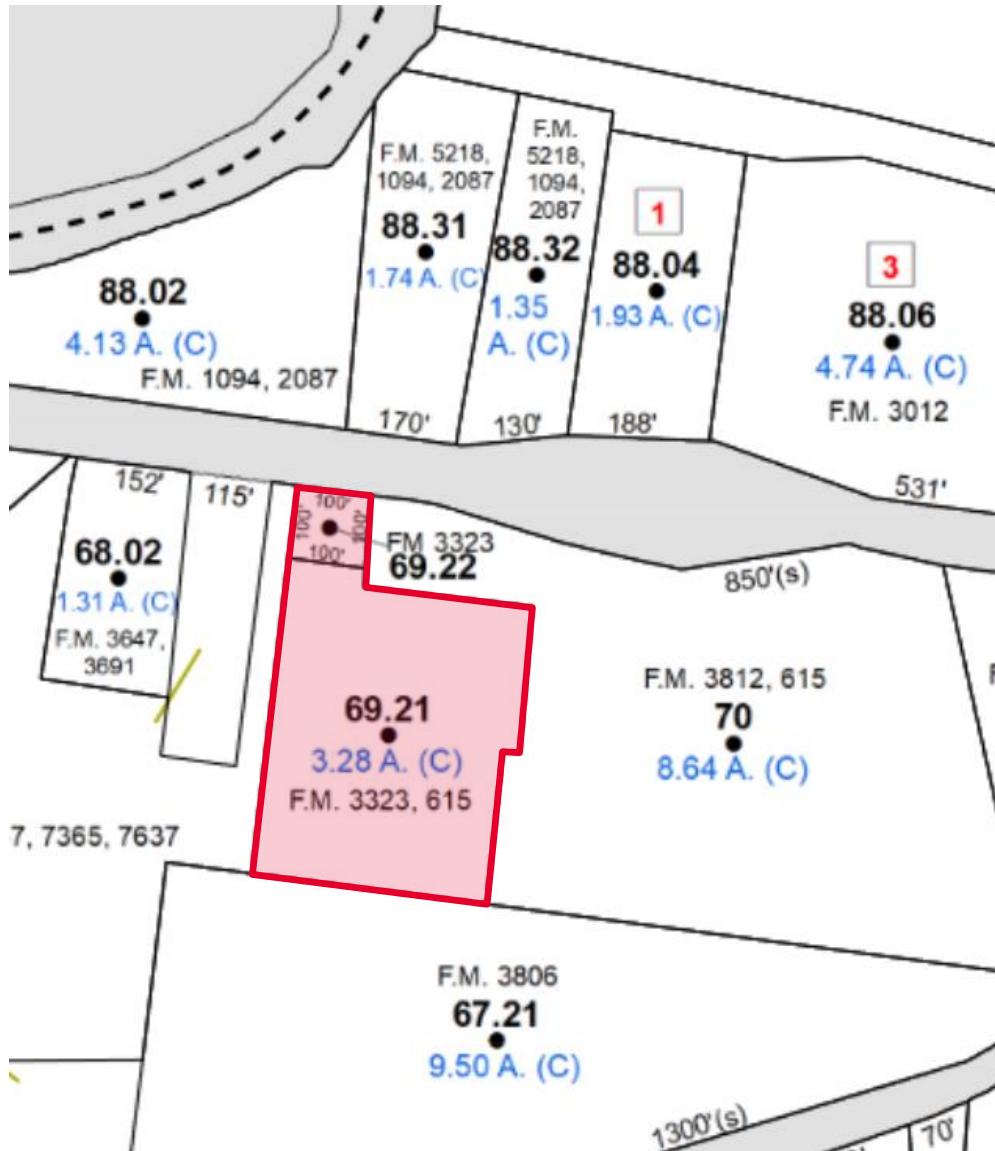
FOR SALE

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