2954 DELAWARE AVENUE

AVAILABLE FOR SALE

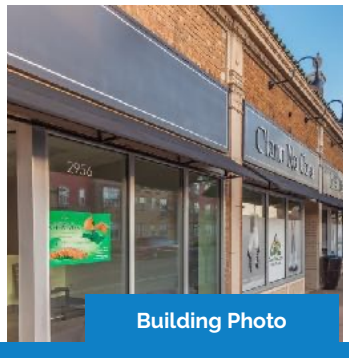
2954 Delaware Avenue, Kenmore, NY 14217

DESCRIPTION:

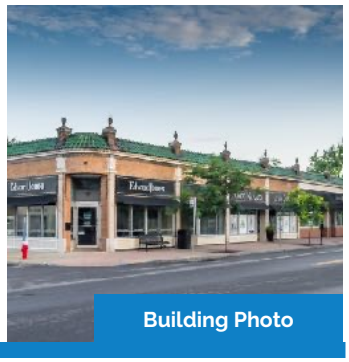
This building is located in the heart of downtown Village of Kenmore and is iconic to the area. Seven commercial spaces make up the building built in the 1920's. The street presence makes this an eye catching structure that is not easily missed. It has gone through many transformations through the years, but some much needed refurbishing was done in 2015 including new windows and mullions, beautiful awnings, gooseneck lighting and updated signage. Available units have the luxury of being very flexible from medical to retail.

$1,575,000

Building Photo


Building Photo

Corner


Building Photo

- 12,075 SF
- $25,665 Property Taxes
- Public Transportation Route
- 16,315 Avg. Annual Daily Traffic
- Zoning: General Business
- Flexible commercial units

Zip Code Demographics:

Population in zip code	23,480	**Median Household Income**	$58,096
# Businesses	560	**Occupied Housing Units**	10,837
Median Home Value	$133,700	**Area within Zip Code**	3.21 sq. miles

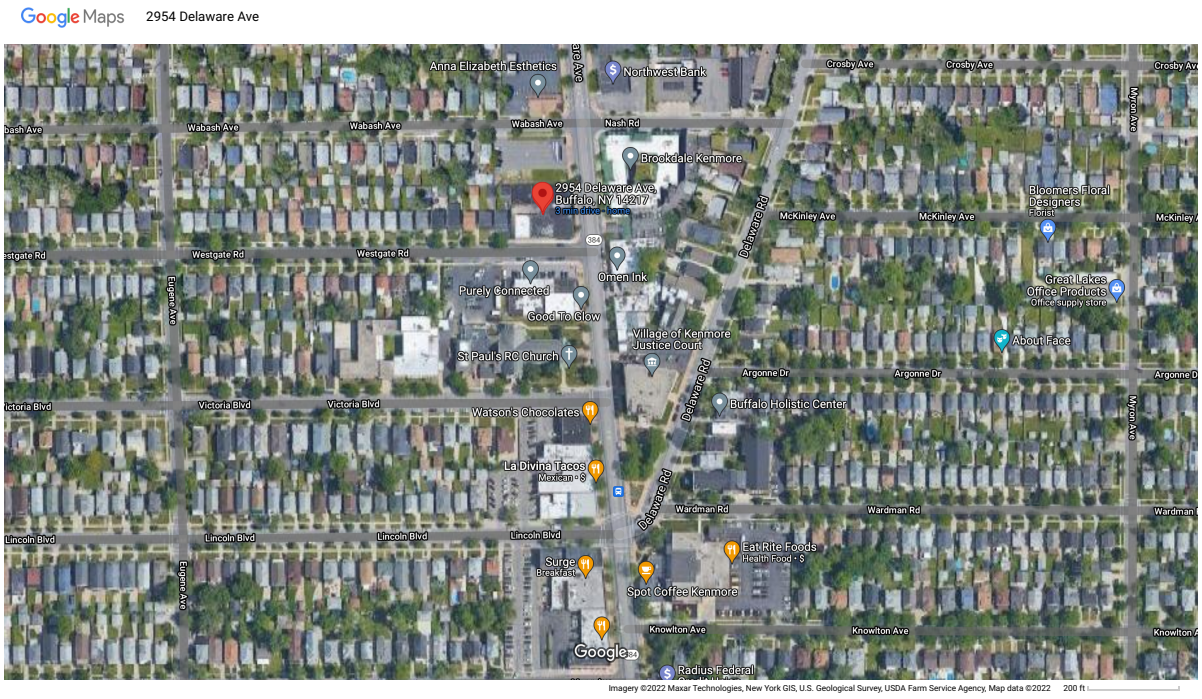
PLAZA GROUP

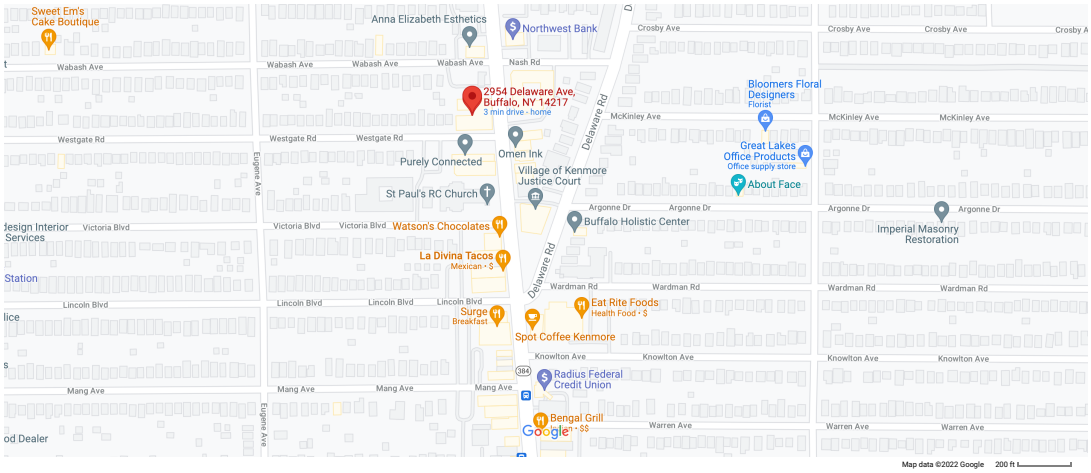
MAIN OFFICE:
501 John James Audubon Pkwy
Ste. 400
Amherst, NY 14228

For more Information or to schedule a tour call:
John McDonald – Leasing Manager
716.874.4880

AVAILABLE FOR SALE

2954 Delaware Avenue, Buffalo, NY 14217





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