

LOCKPORT COMMERCIAL SITE LISTING



Snyder Drive Professional Office Park

Location: 5875 – 5883 Snyder Drive

Property Type: Professional Office Park
Total Available: 4 lots are currently available, varying from .8 A to 1.6 A
Property Status: Vacant lots available for development

PROPERTY OVERVIEW

Snyder Drive Professional Park consists of 6 lots on Snyder Drive, north of Robinson Road and .25 miles from the intersection of Routes 78 (Transit Road) and 93 (Robinson/Dysinger Road). Three of the 6 lots are fully built out, and are occupied by the VA Clinic (5883 Snyder Drive), Greater Niagara Medical Group (5879 Snyder Drive) and the dental practice of Drs. Gregory Potempa, Michael Dick and Jihane Riad (5875 Snyder Drive), as free-standing, one story brick and masonry professional offices. The remaining parcels measure (1) 154 F x 180 F, (2) 144 F x 181 F, and (3) 300 F x 206 F; the owner is willing to subdivide parcel #3.

ADDITIONAL DETAILS

Nearest MSA: Buffalo-Niagara
County: Niagara
Property Condition: Excellent

DEMOGRAPHIC STATISTICS (2000 Census)

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
Total Population:	4,266	33,018	46,273
Median Age:	37	36	36
Households:	1,910	13,822	18,507
Avg. Household Income:	\$49,013	\$48,572	\$52,067

CONTACT:

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