

FOR SALE OR LEASE

# 1000 & 1020 Seventh North Street Liverpool, New York 13088



## Great Office Buildings & Space Available

### Property Highlights

- Two office buildings, approximately 30,000± total gross square feet
  - High quality office space for lease with great visibility (I-90) and access
  - Free parking for 130+ cars, with multiple curb cuts
  - Professionally landscaped grounds; janitorial included
  - Fantastic access to NYS Thruway (I-90) at Electronics Parkway and I-81
- |   |   |
|---|---|
| <ul style="list-style-type: none"> <li>• <b>1020 7th North Street</b> <ul style="list-style-type: none"> <li>• Two story with great window lines, elevator accessibility</li> <li>• Newly painted lobby and other improvements</li> <li>• One suite available for lease<br/>- 2nd Floor: 2,574± SF</li> </ul> </li> </ul> | <ul style="list-style-type: none"> <li>• <b>1000 7th North Street</b> <ul style="list-style-type: none"> <li>• Two story office building</li> <li>• One suite available for lease<br/>- 1st Floor: 353± SF</li> </ul> </li> </ul> |
|---|---|



| Demographic                        | 1 Mile   | 3 Miles  | 5 Miles  | Traffic Counts               |             |
|------------------------------------|----------|----------|----------|------------------------------|-------------|
| Population                         | 9,514    | 66,579   | 196,356  | 7 <sup>th</sup> North Street | 13,448 AADT |
| Households                         | 4,410    | 28,746   | 83,654   | Electronics Parkway          | 20,080 AADT |
| Average H.H. Income                | \$78,723 | \$75,174 | \$73,720 | I-90                         | 40,173 AADT |
| Daytime Employees                  | 6,632    | 43,609   | 169,911  | I-90 Exit                    | 7,367 AADT  |
| Source: ESRI Business Analyst 2022 |          |          |          | Source: NYS DOT 2019         |             |

### Contact

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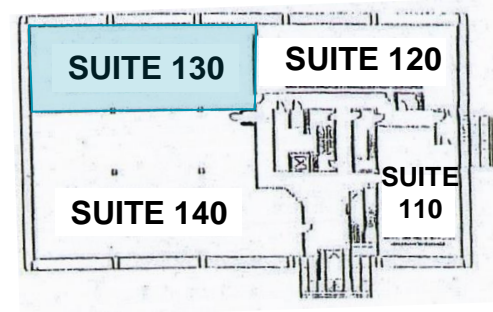
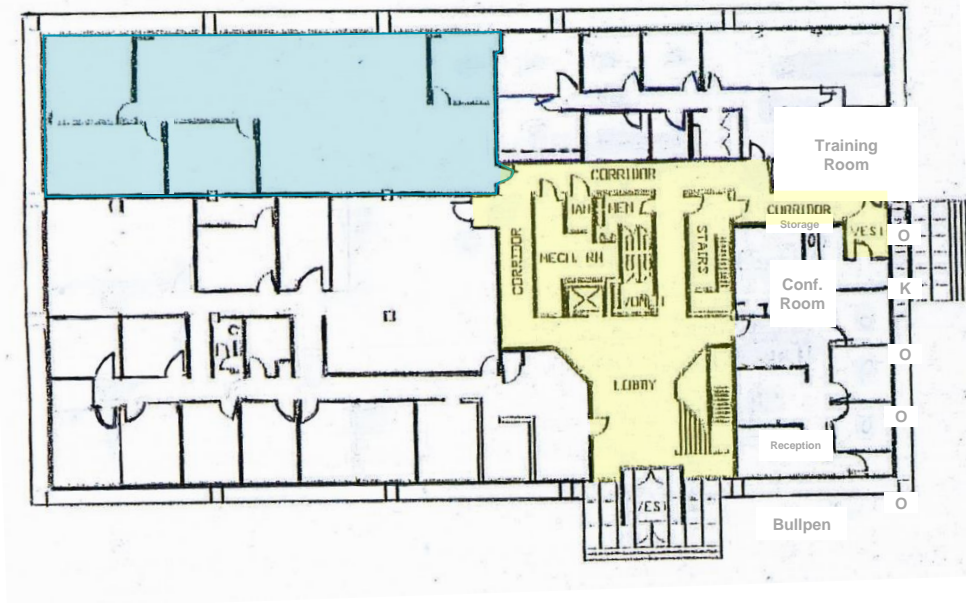


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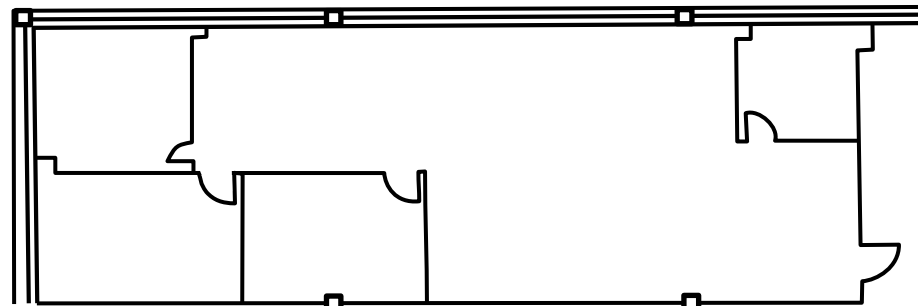
FIRST FLOOR



WILLOWOOD  
FIRST FLOOR KEY PLAN

- SUITE 110 --- 1166 SQ. FT.
- SUITE 120 --- 1633 SQ. FT.
- SUITE 130 --- 2229 SQ. FT.
- SUITE 140 --- 4100 SQ. FT.
- Common Areas

SUITE 130  
EXISTING LAYOUT  
2,229± SF



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## 1020 7<sup>th</sup> North Street

### SECOND FLOOR

#### WILLOWOOD SECOND FLOOR KEY PLAN

SUITE 200 --- 2472 SQ. FT.

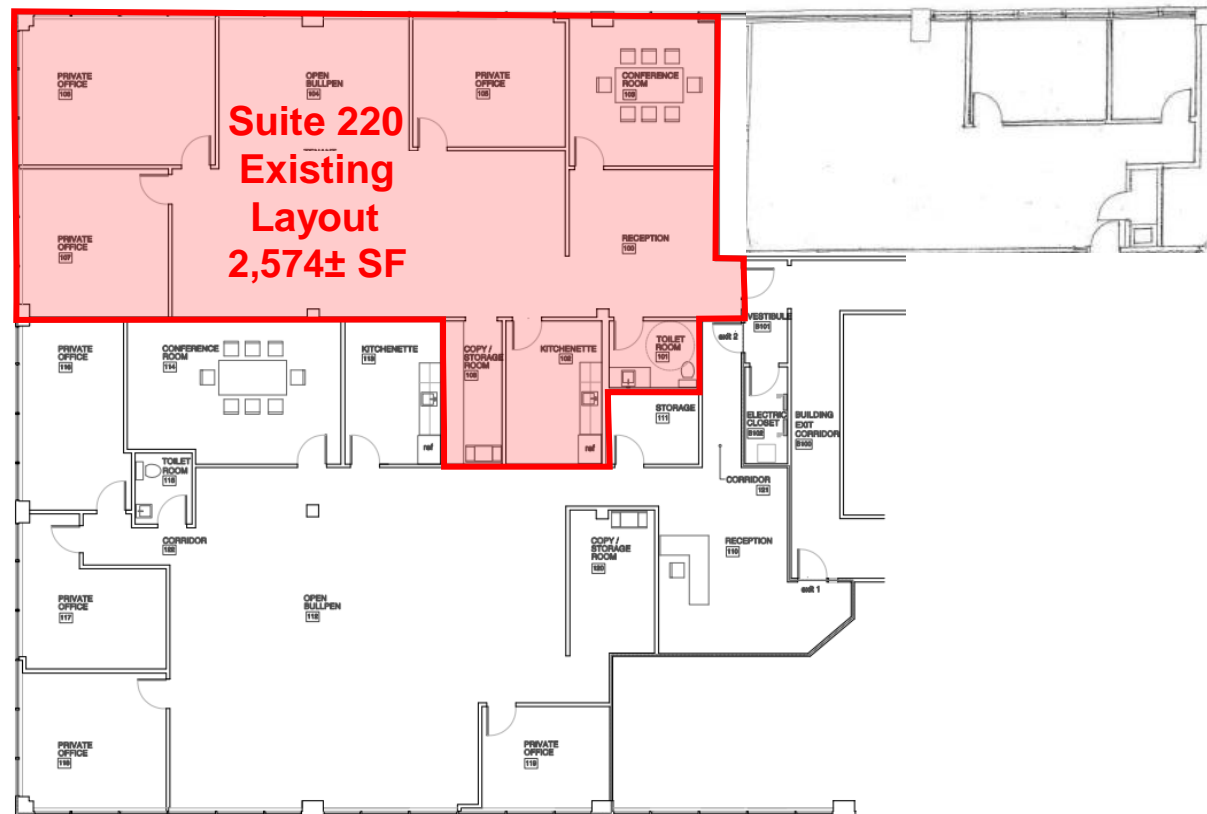
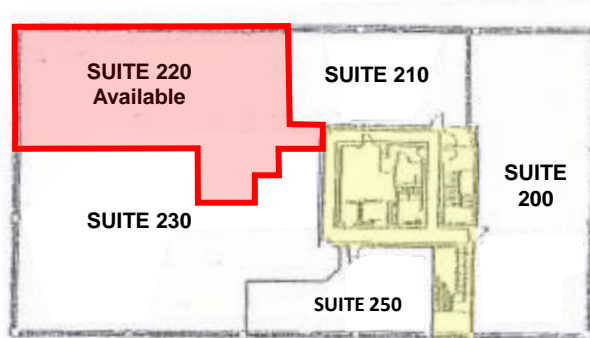
SUITE 210 --- 1090 SQ. FT.

SUITE 230 --- 3345 SQ. FT.

SUITE 220 --- 2574 SQ. FT.

SUITE 250 --- 1051 SQ. FT.

--- Common Areas



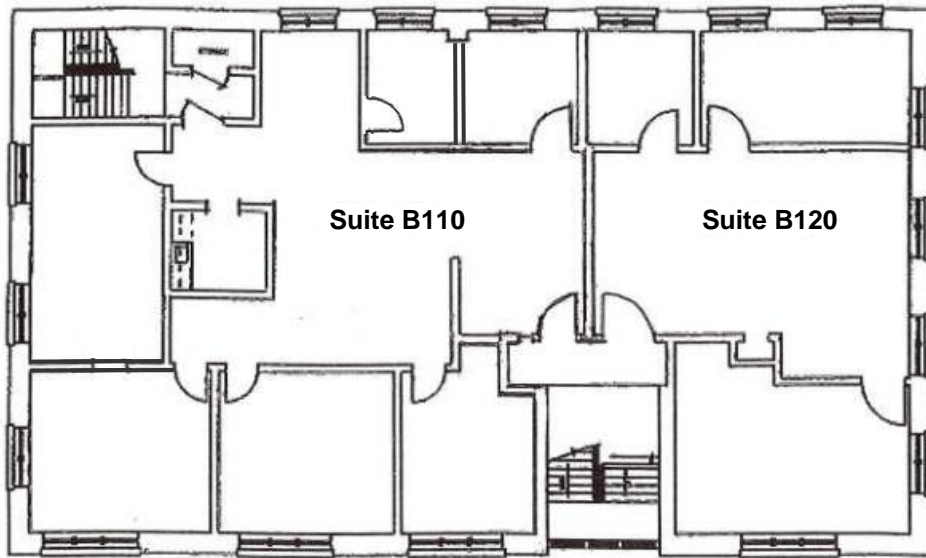
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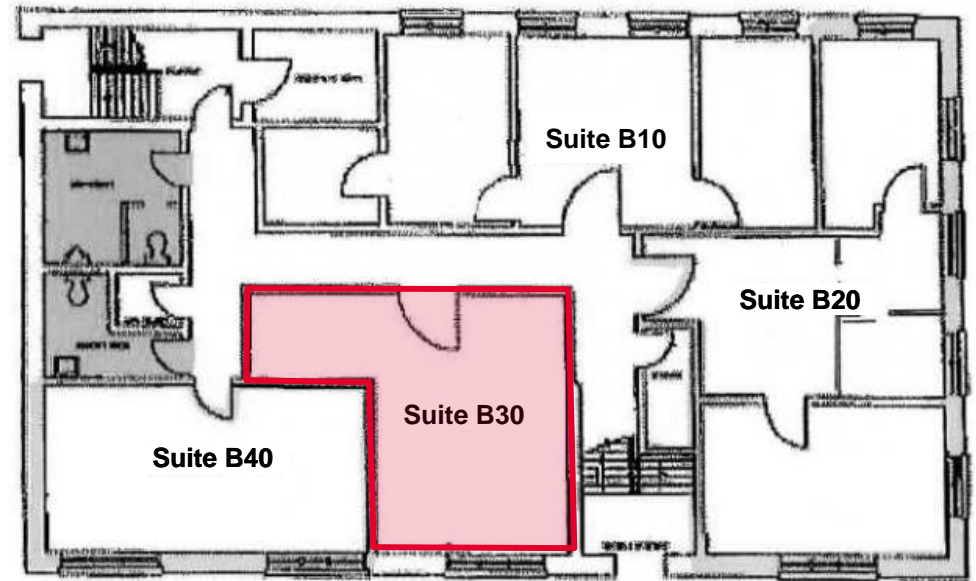


**1000 7<sup>th</sup> North Street**

UPPER LEVEL FLOOR PLAN



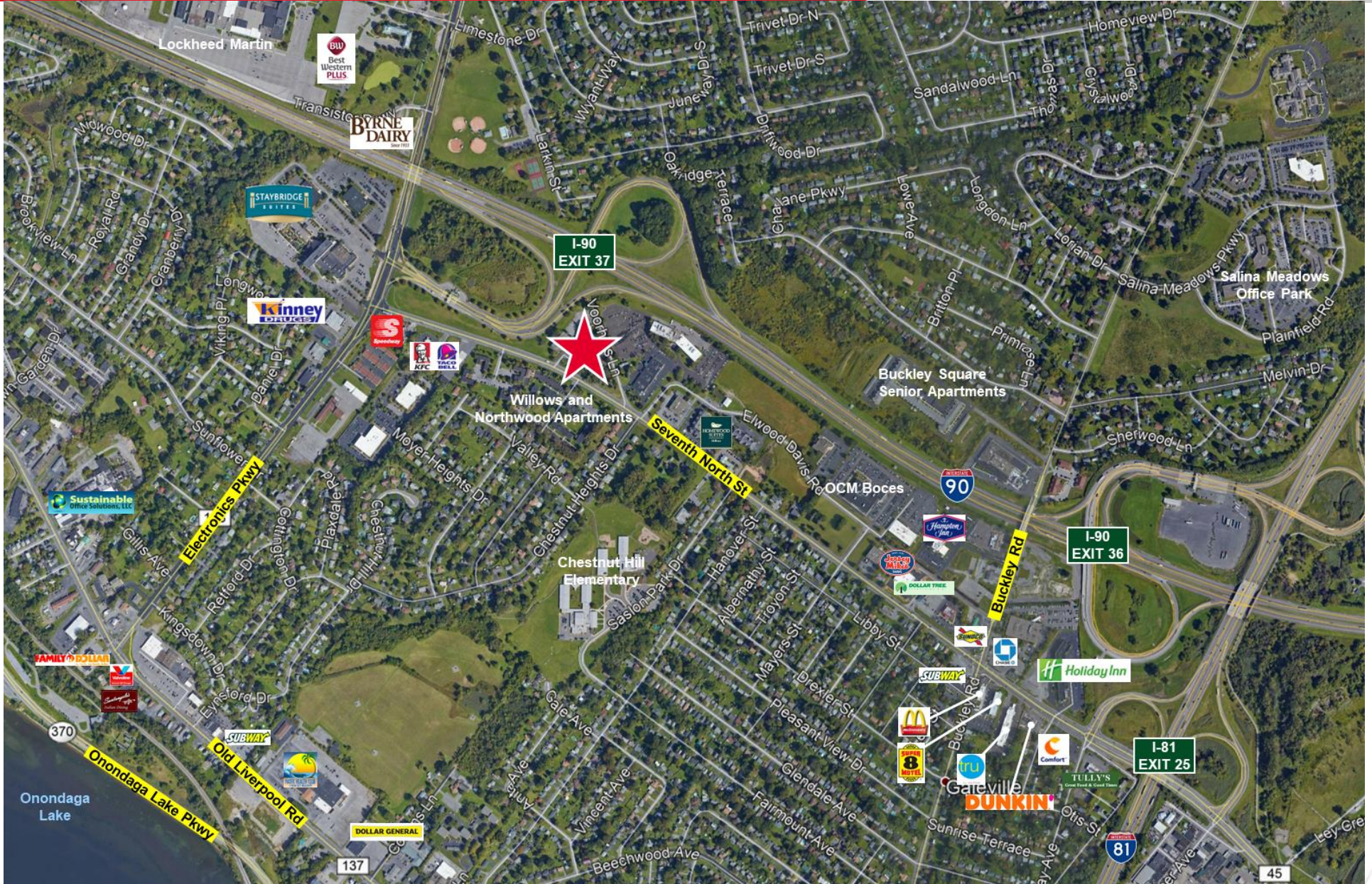
LOWER LEVEL FLOOR PLAN



↑  
353± SF

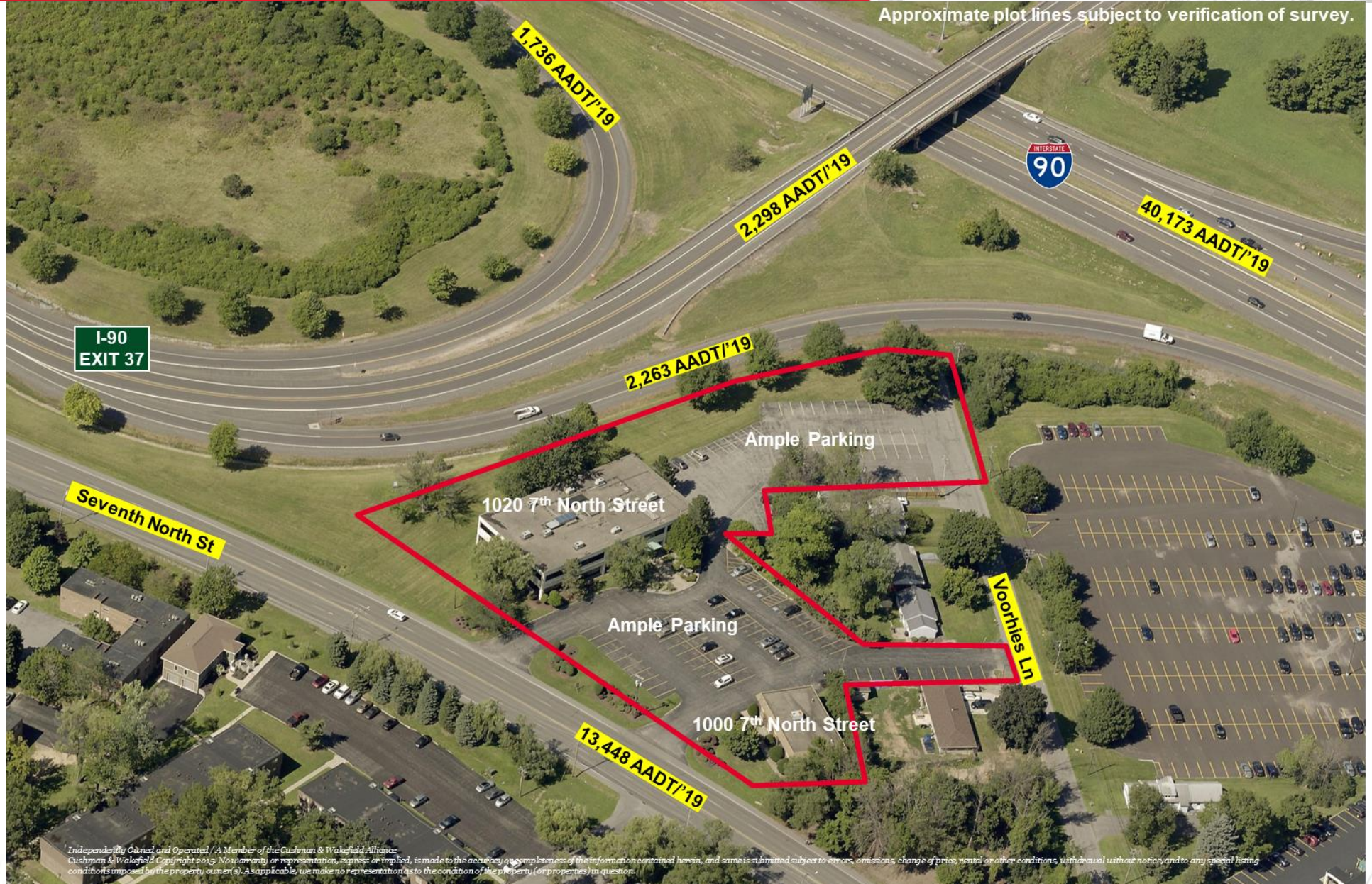
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