

FOR LEASE

614 S. Crouse Avenue, #100

Syracuse, New York 13210



Turn-key University Hill Restaurant

3,000± SF Turnkey Restaurant

Property Highlights

- Strong University Hill location on the ground level of University Area Apartments, a seven-story, 94-unit student apartment building
- Ideal for a restaurant or catering business looking for a dine-in and take out component
- Equipment is negotiable
- Space has two dedicated parking spaces at the door
- Signage available above main entrance to apartment building
- Over 25,000 full time students in the immediate area
- Over 5,000 year-round workers within a five-minute walk of subject property and nearly 20,000 within a seven-minute walk

Syracuse University (2020-2021)

Full Time Undergraduate	15,043
Full Time Graduate	8,984
Total Faculty	1,743

SUNY ESF (2020-2021)

Full Time Undergraduate	2,121
Full Time Graduate	222
Faculty	156

SUNY Upstate Medical University/Hospital

Full Time Students	1,372 (2019-2020)
Part Time Students	216 (2019-2020)
Faculty	2,424 (Nov. 2017)
Employees	9,849 (Nov. 2017)

Demographic	0.1 Mile	0.2 Miles	0.3 Miles
Renter Occupied Housing Units	93.8%	90.3%	84.6%
Median Age	22.9	23.2	23.5
Daytime Employees	324	2,398	18,942

Source: ESRI Business Analyst 2023

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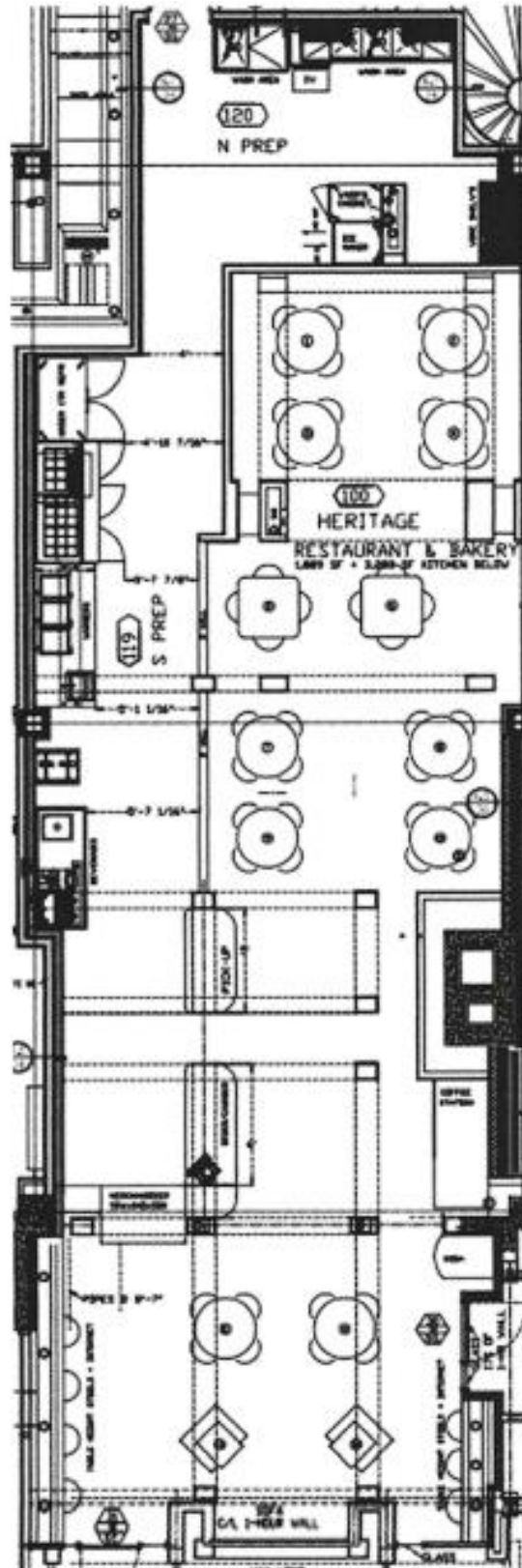


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Storefront

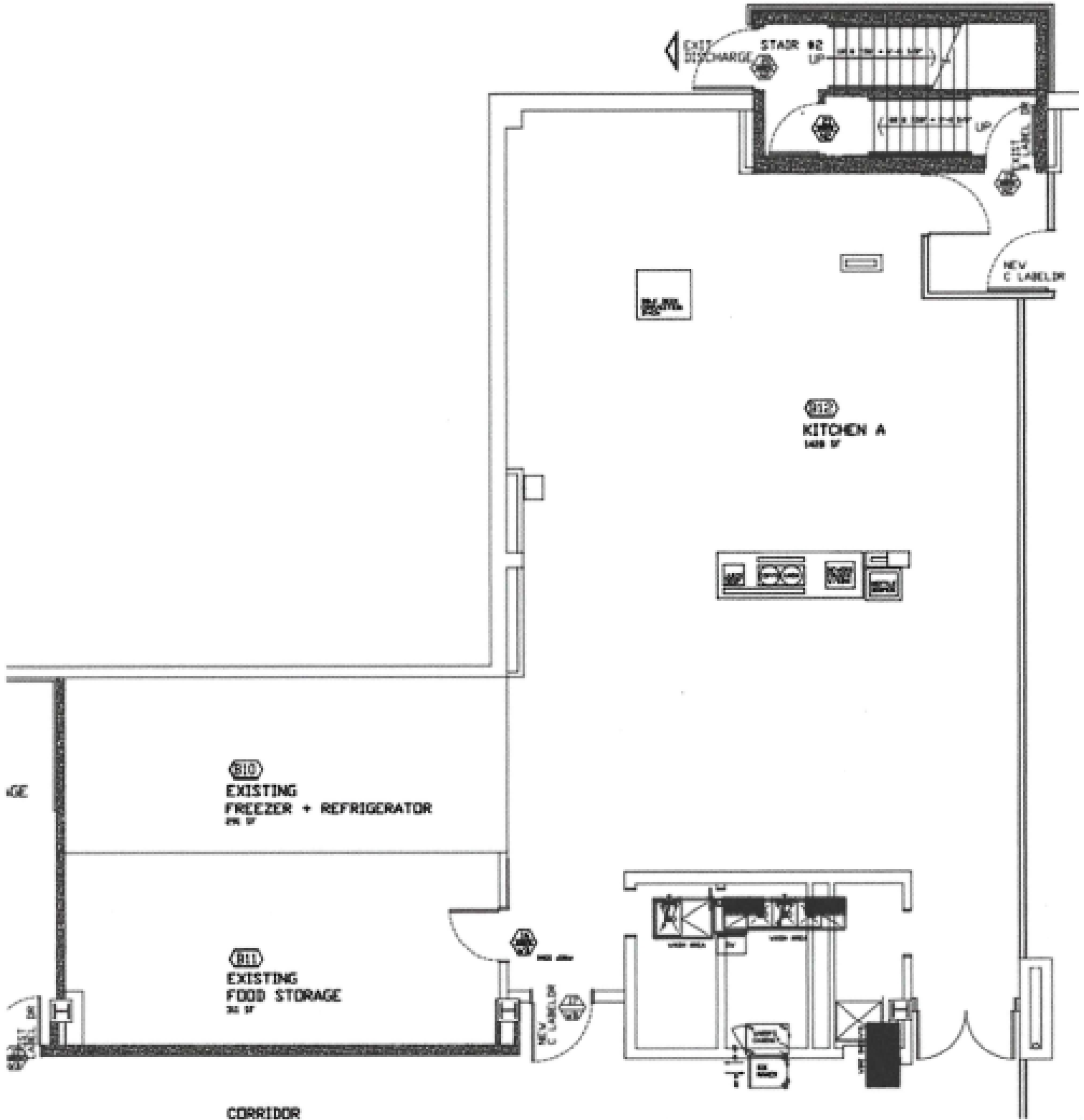


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**Kitchen, Storage, Refrigerator/Freezer, Access to Dock
(Below café space)**



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