



OFFERED FOR SALE

US ROUTE 11 | LERAY, NEW YORK

There are 62 acres of sub-dividable land for sale in LeRay, New York. Three Pad sites sit adjacent to the Walmart Supercenter with great visibility and easy access from a newly constructed town road with a traffic signal and turning lanes. In addition, the Pad sites are located directly across from Fort Drum, approximately one mile south of the main entry gate and surrounded by apartment complexes and base housing units that contain over 15,000 soldiers and their families, along with 3,500 civilian employees.

Pad sites (as labeled above):

- 1 = approximately 1.75 acres
- 2 = approximately 2 acres
- 3 = approximately 2.5 acres
- 4 = approximately 56 sub-dividable acres

62 ACRES SUB-DIVIDABLE FOR SALE



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Columbia
Development Companies

US ROUTE 11 | LERAY, NEW YORK

LOCATION

US Route 11
LeRay, New York

COUNTY

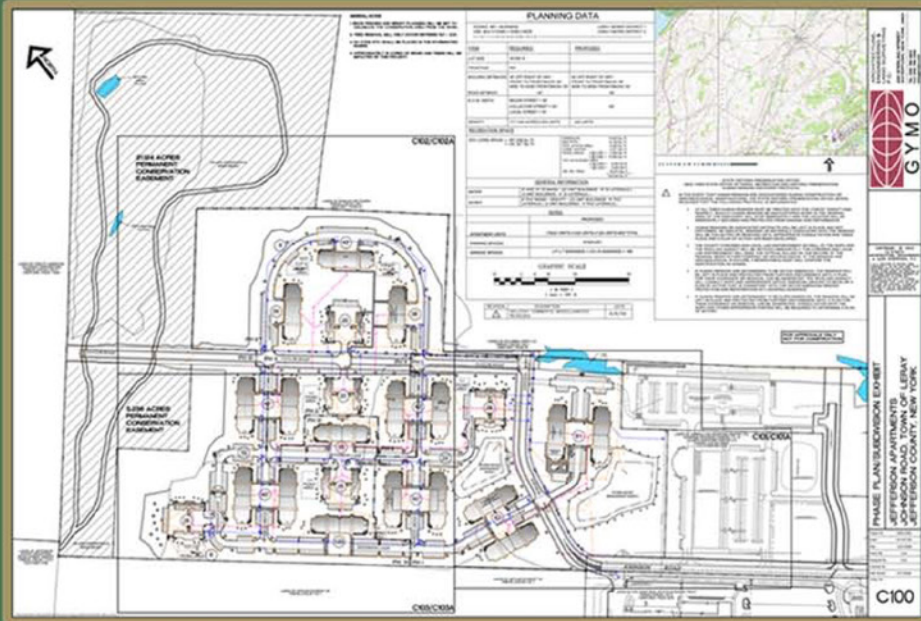
Jefferson

DESCRIPTION

Located across from the north entrance gate to Fort Drum and over 15,000 soldiers and 3,500 civilians and their families

Adjacent to the new Walmart Supercenter

Easily accessible via a newly constructed town road with a traffic signal and turning lanes



SUBDIVISION PLAN FOR US ROUTE 11 - LERAY, NEW YORK
COLUMBIA DEVELOPMENT COMPANIES



DEMOGRAPHICS

Population:

| | |
|--------|--------|
| 3,734 | 1 Mile |
| 17,507 | 3 Mile |
| 26,059 | 5 Mile |

Average Household Income:

| | |
|----------|--------|
| \$54,845 | 1 Mile |
| \$54,855 | 3 Mile |
| \$53,397 | 5 Mile |

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