

3144 Orchard Park Road  
Orchard Park, NY 14127

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BEVILACQUA  
DEVELOPMENT L.P.

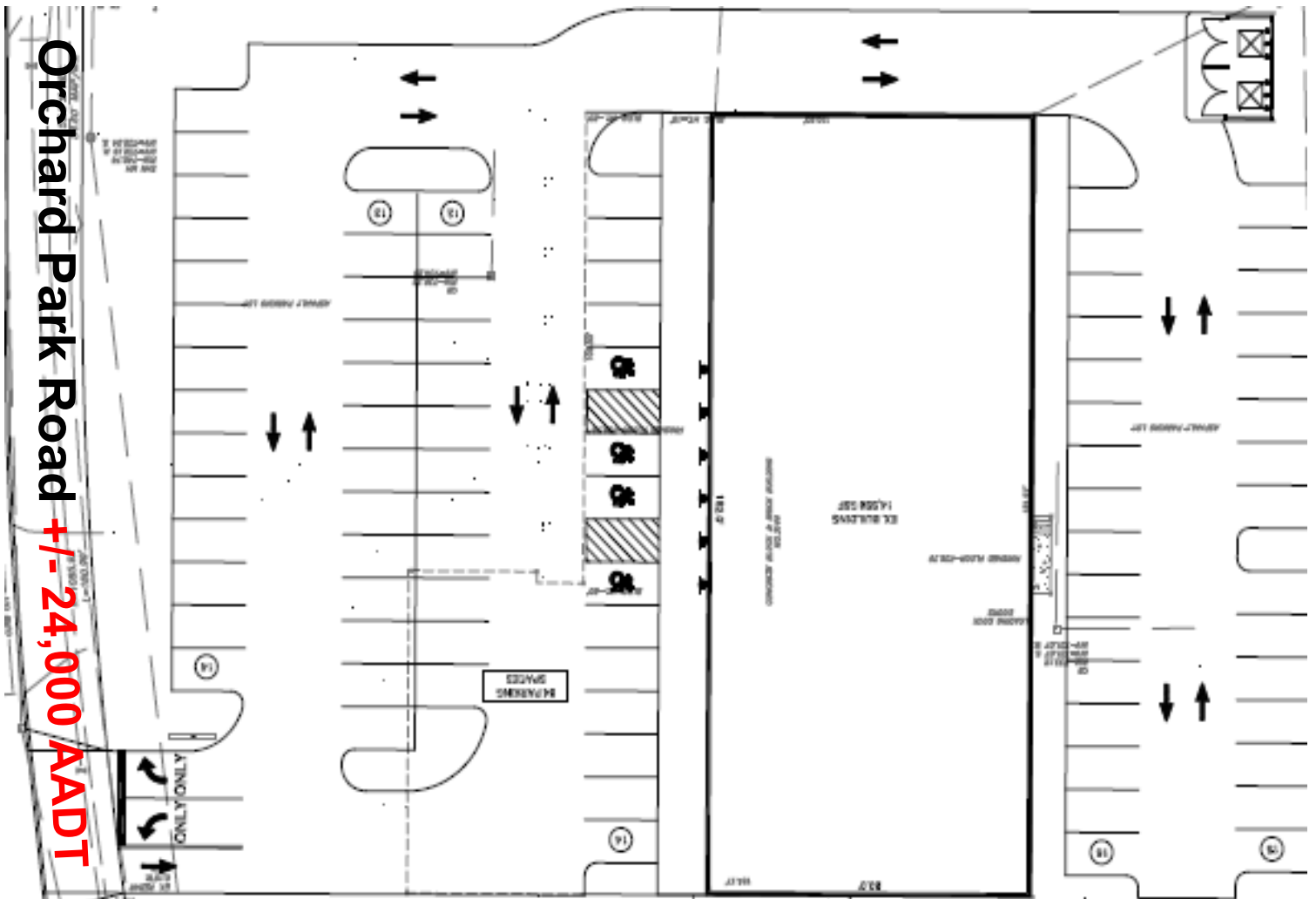




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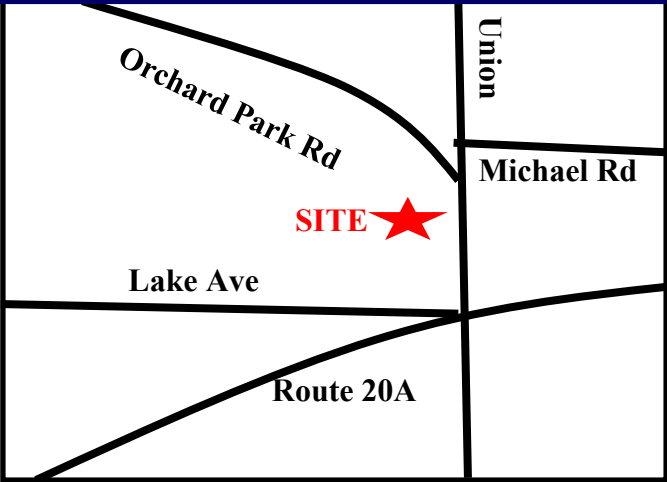
# Surrounding Area Map



## Tenant Roster

- Pita Gourmet
- F-45 Fitness
- Buffalo Trim
- Tom's Pro Bikes
- Kaylena Marie's Bakery

## Location Map

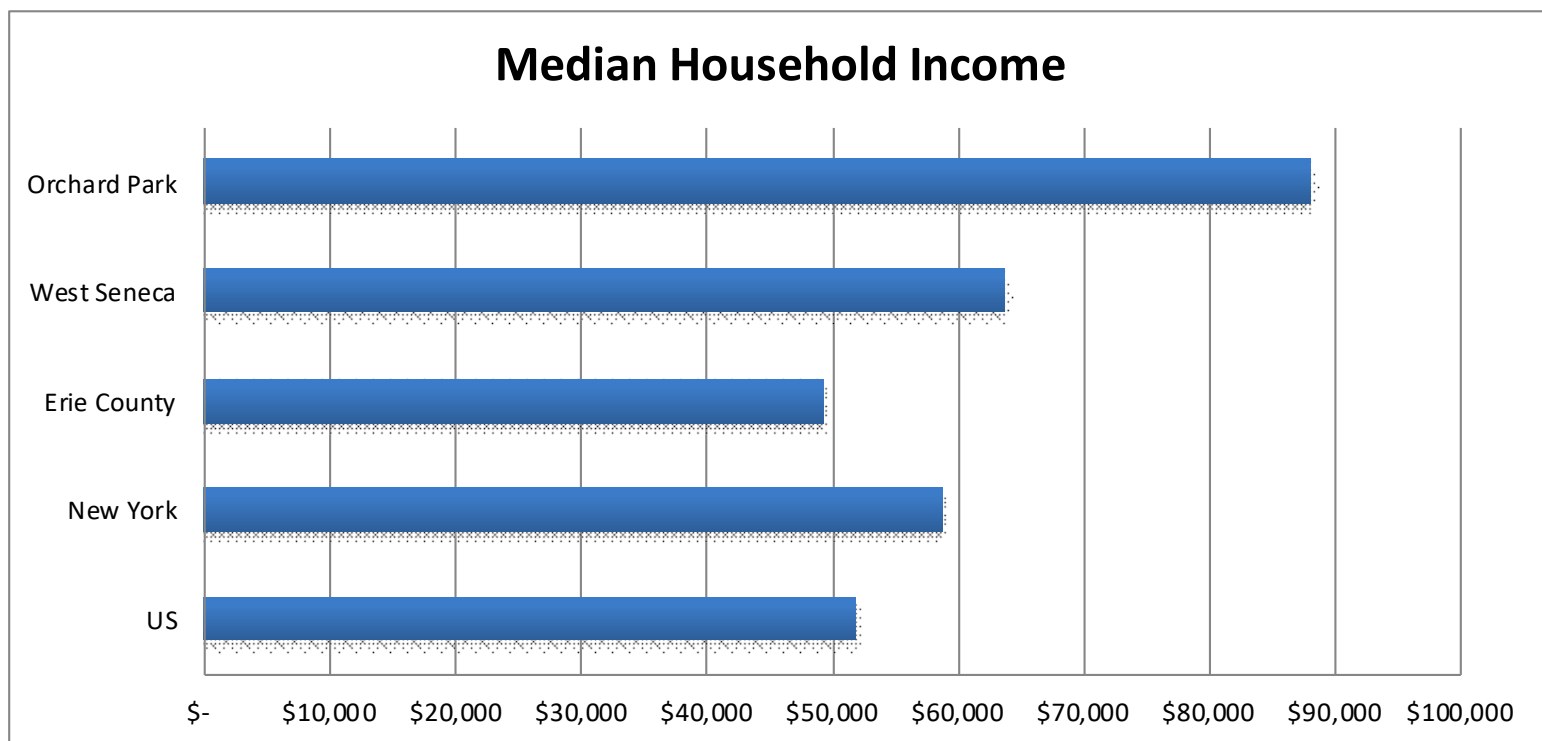


## 3144 Orchard Park Road

### SITE INFORMATION

Comprised of 2 acres on Orchard Park Road sitting on the border of Orchard Park and West Seneca, this plaza is suitable for many uses including retail, restaurant, and service businesses. The plaza has approximately 15,000 square feet of leasable space available, with 6 tenant spaces. The parcel is zoned commercial.

Average annual daily traffic at the site reaches approximately 24,017 vehicles. Within three miles, there are approximately 19,394 households with an estimated population of 45,635 people.



	1 Mile	3 Mile	5 Mile
Population	3,288	45,635	137,556
Households	1,370	19,394	59,280
Avg HH Income	\$73,054	\$76,353	\$69,158