



# 5200 MAIN STREET

5214 MAIN STREET | WILLIAMSVILLE, NY 14221

# PROPERTY OVERVIEW

5214 MAIN STREET, WILLIAMSVILLE NY, 14221



## PROPERTY DESCRIPTION

Just a 10-minute drive from Transit Road, 5200 Main enjoys a prime location along Main Street in Williamsville—an established and affluent community within Western New York. As part of the Town of Amherst, the largest and most populated suburb in the Buffalo area, Williamsville offers strong visibility and accessibility. Main Street experiences an average daily traffic count of over 33,000 vehicles, while a three-mile radius encompasses about 30,800 households and a population of over 70,000 residents.

## SURROUNDING POPULATION

|                 |         |
|-----------------|---------|
| AMHERST, NY     | 129,299 |
| CLARENCE, NY    | 32,999  |
| CHEEKTOWAGA, NY | 89,234  |

## TRAFFIC COUNTS

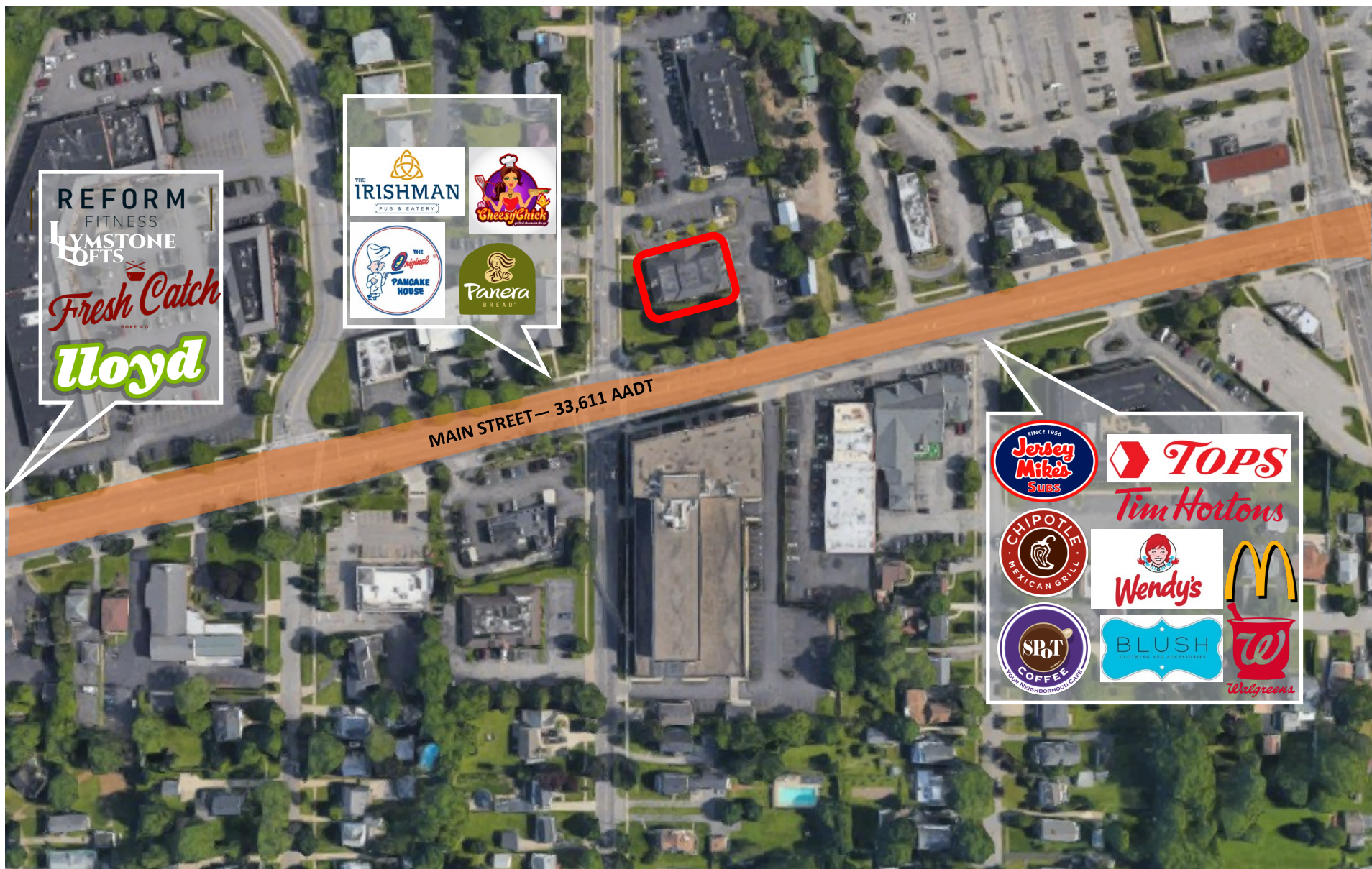
|             |              |
|-------------|--------------|
| MAIN STREET | 33,611 AADT  |
| I-290       | 118,469 AADT |
| YOUNGS ROAD | 16,721 AADT  |

## PROPERTY PHOTOS



# MARKET AERIAL

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# PROPERTY PHOTOS

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# CONTACT US

5214 MAIN STREET, WILLIAMSVILLE NY, 14221

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## JONATHAN BEVILACQUA

Managing Member

## BEVILACQUA DEVELOPMENT L.P.

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Bevilacqua Development L.P. and Bevilacqua & Associates Development Inc. provide **full service real estate services**, including real estate development, brokerage, property management, maintenance services, consulting, general contracting and construction management.

Through affiliated companies, Bevilacqua Development owns and operates a portfolio of commercial and upscale residential properties. The principals and staff of Bevilacqua Development have a track record of successfully developing, marketing and managing commercial real estate with an expertise in mixed-use properties.

The organization is led by Jonathan J. Bevilacqua, *Managing Member*. Bevilacqua Development has completed numerous transactions with local, regional and national companies and is noted for developing various neighborhood shopping