

TRANSIT SHERIDAN PLAZA

BENDERSON
DEVELOPMENT

AMHERST/CLARENCE, NEW YORK

RETAIL :: OFFICE :: INDUSTRIAL :: HOTEL :: RESIDENTIAL



:: PROPERTY LOCATION

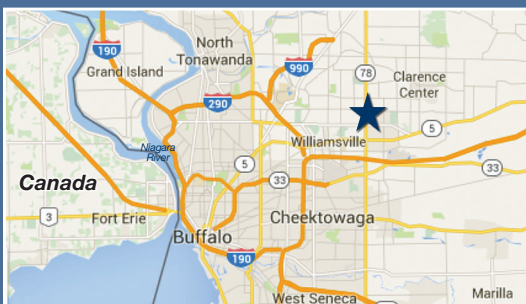
7660 Transit Road
Williamsville, NY 14221

:: PROPERTY INFORMATION

TYPE: Retail Strip Center
GLA: 11,000 SF

:: TRAFFIC COUNTS

Transit Road: 35,664 AADT
Sheridan Drive: 24,916 AADT



:: COORDINATES Latitude: 42.976415 Longitude: -78.697529

:: DEMOGRAPHICS

	3 MILES	5 MILES	7 MILES
POPULATION	47,898	152,163	293,878
HOUSEHOLDS	20,037	62,229	119,466
AVG. HH INCOME	\$ 120,733	\$ 104,019	\$ 87,367
5 YEAR GROWTH	9.9 %	8.3 %	10.6 %

2655-01.21

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:: PROPERTY HIGHLIGHTS

Transit Sheridan Plaza is located at the intersection of Transit Road and Sheridan Drive and is adjacent to the 1.2 million-square-foot Eastern Hills Mall which features JC Penney, Orvis and Raymour & Flanigan. Transit Road is the primary retail corridor in the area. The site is in the center of Western New York's most rapidly developing area with very strong, upscale demographics. Average household income within a three mile radius tops \$120,000 annually.

:: KEY TENANTS

