

8450 Buffalo Ave., Niagara Falls, NY

**Owner** Niagara County Milk

**Realtor** Milton DeBoth (Pyramid Brokerage) (716) 852-7500 ext.110

**Asking Price** \$2,400,000

**Section, Block Lot #** 161.17-1-63  
**Zoning** C1-B (Commercial – Neighborhood)  
**Property Type** Manufacturing

**Current Use** n/a

**Permitted Uses** Townhouse, Office, Restaurant, Retail Sales & Service, etc.

**Assessed Value for Taxes** \$387,500

**Lot Size** 395.5 x 256.3

**Year Structure Built** 1948  
**Building Square Footage** 73,259 sq.ft.  
**Rentable Square Footage** 73,259 sq.ft.  
**Residential Units** n/a  
**Number of Stories** n/a

**Comments**

Superb thruway and expressway access. Also included is a truck repair facility located at 8644 Buffalo Ave.



STREET VIEW



AERIAL VIEW



BIRD'S EYE VIEW



\*For more information on this listing, please contact the realtor