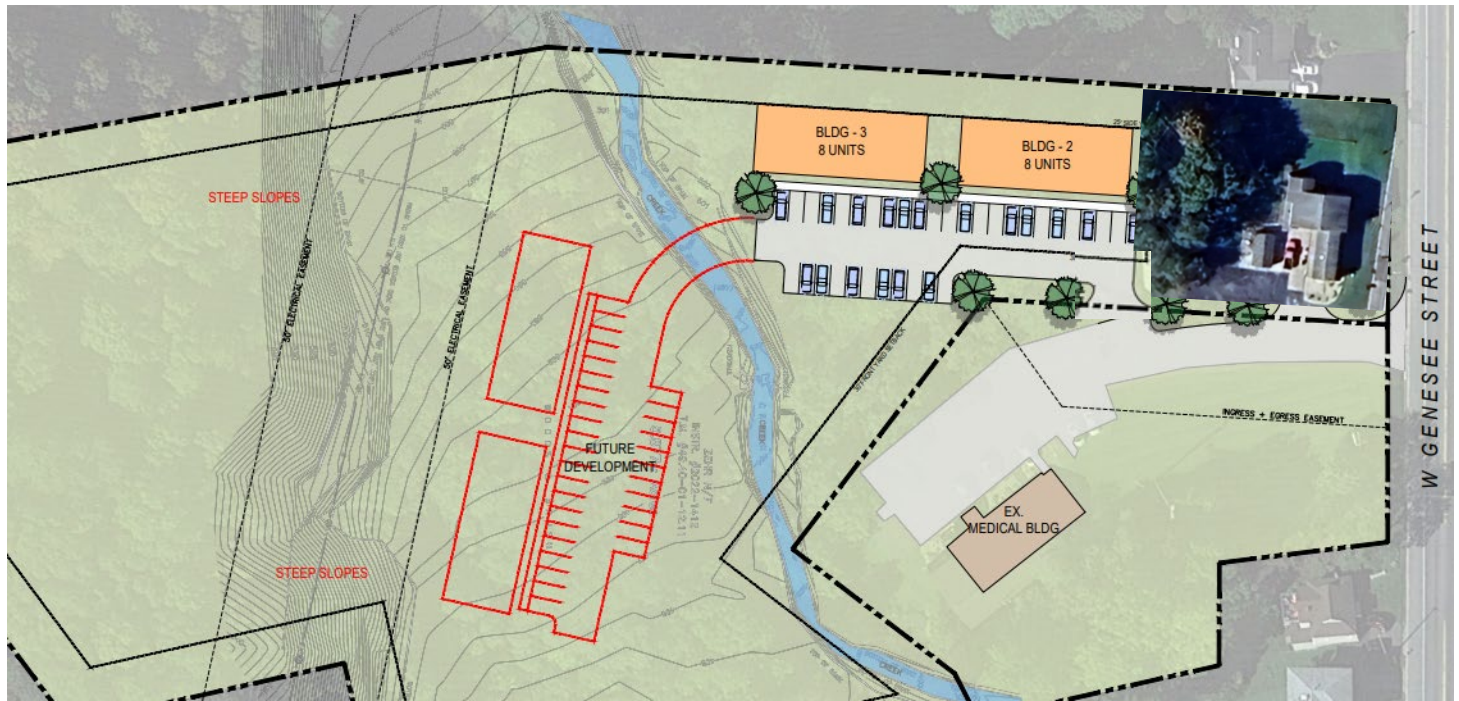


5.42 ACRE
DEVELOPMENT SITE

FOR SALE



\$249,000

157 W Genesee Street(Rt 5)
Chittenango, NY. 13037



PAPYRUS
REAL ESTATE SOLUTIONS

Scott Dumas

LICENSED REAL ESTATE BROKER

315.877.5113

ScottDumas107@gmail.com

PAPYRUS RES, LLC
7207 E Genesee Street
Fayetteville, NY 13066

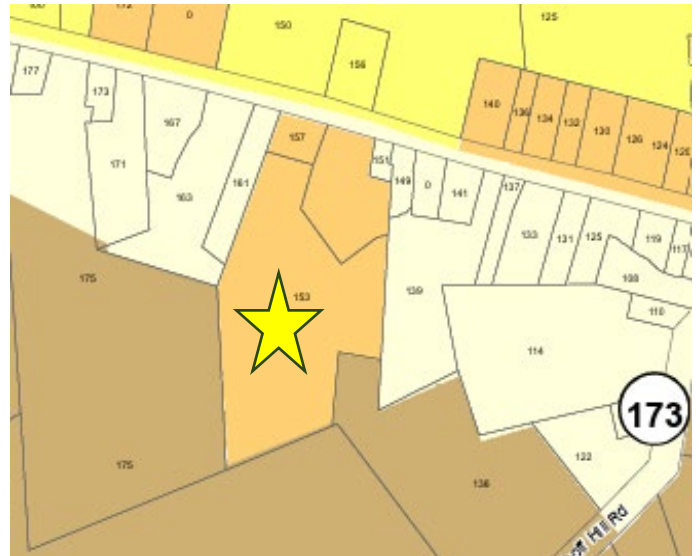
- Zoned for High-Density Residential.
- Raw Land with Shared access through Oneida health offices(easement).
- Lay-out reflects 32 units in 4–8 unit bldgs.
- DOES NOT include the existing mixed-use building in front. Available for an addtl. \$239K under separate agmt.
- Site Features:
 - All utilities at curb on Rt. 5.
 - Site Backs-up to controlled woodlands.
 - Adjacent to medical and surrounded by low-density residential.

Parcel ID 49.40-1-12.11

December 10, 2025 DEC Jurisdictional Determination Letter reflects NO DEC regulated freshwater wetlands and/or adjacent areas identified.

5.42 ACRE DEVELOPMENT SITE

AVAILABLE FOR SALE



- 1.4 Miles to TOPS & Yellow Brick Casino
- 6 Miles to The Village of Fayetteville.
- 8 Miles to I-90 Canastota exit 34.
- 16 Miles to Turning Stone Casino.
- 14 Miles to Downtown Syracuse.
- 24 Miles to Micron/White Pines Tech. Park.
- 29 Miles to Rome.



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