

Multifamily Conversion Opportunity

5,465 Sq Ft
In the Village of Manlius

FOR SALE



\$549,000

**411 E Seneca Street
Manlius, NY. 13104**



PAPYRUS
REAL ESTATE SOLUTIONS

Scott Dumas

LICENSED REAL ESTATE BROKER

315.877.5113

ScottDumas107@gmail.com

PAPYRUS REAL ESTATE SOLUTIONS, LLC
1970 West Fayette Street
Syracuse, NY 13204

- **Prominent intersection within the Village of Manlius.**
- Manlius has one of the best demographics in Central New York.
- Very close to FM High School.
- Heavy daytime traffic.
- Great walking demographic.
- Flexible site for redevelopment.
- 0.22 Acre Property Zoned R-2.

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- Built in 1950 & renovated 2017.
- Well maintained facilities.
- Includes @ 3 existing parking spaces at the road and land for additional parking.
- Upgraded mechanicals with forced H/W heat separately zoned.
- Recent addition of 2 Bedrooms in rear.
- Recent building plans and property Survey.
- **Current layout includes 9 Bedrooms, 4 1/4 restrooms, kitchen & lots of closet space.**

