

# 8755 Sheridan Drive

Williamsville, NY 14221

VACANT LAND FOR SALE/LEASE



## PROPERTY HIGHLIGHTS

Acreage: 5.4 +/- Acres  
Zoned: Commercial

- ✓ High visibility and traffic count
- ✓ Situated in a high income area
- ✓ Prime office/retail location.

## LOCATION HIGHLIGHTS

- ✓ 1 mile east of Transit Road - Route 78.
- ✓ 1 mile north of Main Street - Route 5.
- ✓ 4.2 miles from NYS Thruway I-90 Exit 49.
- ✓ 6 miles from the Buffalo Niagara International Airport.

