

**For Sale OR For Lease - 525 Marketplace Dr - Negotiable Price
525 Marketplace Dr, Rochester, New York 14623**



Listing Contact - 1



**Janell Vanegas
Principal**

NYS Licensed Real Estate Broker

2815 Monroe Ave, Rochester, New York
14618

Work: 585-615-1102

Mobile: 585-615-1102

Venture Brokerage Group



Description

» Excellent redevelopment opportunity with multiple potential uses of former Regal Henrietta movie theater & excess land» Prime location in the heart of the Henrietta retail corridor bordering Jay Scutti Plaza to the East, major retailers in area include Wegmans, HomeGoods, Walmart Superstore and Target» Less than one mile from Marketplace Mall and University of Rochester's approximately 330,000 SF Orthopedics & Physical Performance Center (opening 2023)» Excellent visibility/signage & ample parking» Site is suitable for multiple uses within Planned Commercial District zoning

Basic Information	
Price:	Negotiable
Property Type:	Retail
Available Space:	75800.0 SF
Lot Size:	11.92 Acres
REC Listing ID:	COM350

Details	
Listing Details	
Lot Size:	11.92 Acres

*No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.