

For Lease - 1230 Lyell Ave - Negotiable Price
1230 Lyell Ave , Rochester, New York 14606



Listing Contact - 1



Rebecca Guelli

2815 Monroe Ave, Rochester, New York 14618
 Work: 585-615-1102

Venture Brokerage Group



Description

1230 Lyell Avenue, Building B is a beautifully updated facility with 8,508 SF of modern space available. Flexible uses include office, training, R&D, showroom and retail. Building B features a large training room/showroom, 2 private offices, breakroom/kitchen, conference room and 2 sets of restrooms. For LeaseLandlord willing to tailor space to tenant needs40+ parking spaces availableElectric car charging stations available1/2 mile from I-490Average daily traffic: 15,300+ VPD on Lyell AvenueConvenient to multiple restaurants, banks and grocery shopping (Wegmans, Save-a-Lot, Aldi, etc.)

Basic Information	
Price:	Negotiable
Property Type:	Office
Property Subtype:	Office/Retail
Available Space:	8508.0 SF
REB Listing ID:	COM418

Details	
Listing Details	
Parking Spaces:	40

*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.