

5,000 SF OFFICE SPACE FOR LEASE

64 South Street

AUBURN, NY 13021



AVAILABLE OPPORTUNITY

- » 5,000 SF office suite for lease
- » Space reconfiguration & build out negotiable

PROPERTY HIGHLIGHTS

- » Charming, historic location on beautiful South Street is just off Arterial Highway in downtown Auburn, walking distance to Wegmans, area restaurants & hotels
- » Open floor plan with current layout including 28 cubicles and one 116 SF private office (office cubicles available to remain with space)
- » Elevator access to shared common area including 274 SF conference room, copy area, shared restroom facilities, lobby & outdoor seating area
- » Easy access to building with off street parking & signage available



FOR MORE INFORMATION, PLEASE CONTACT:



GINA SPENO
Licensed Real Estate Salesperson
(315) 374-6664 (c)
Gina@VentureBrokerageGroup.com

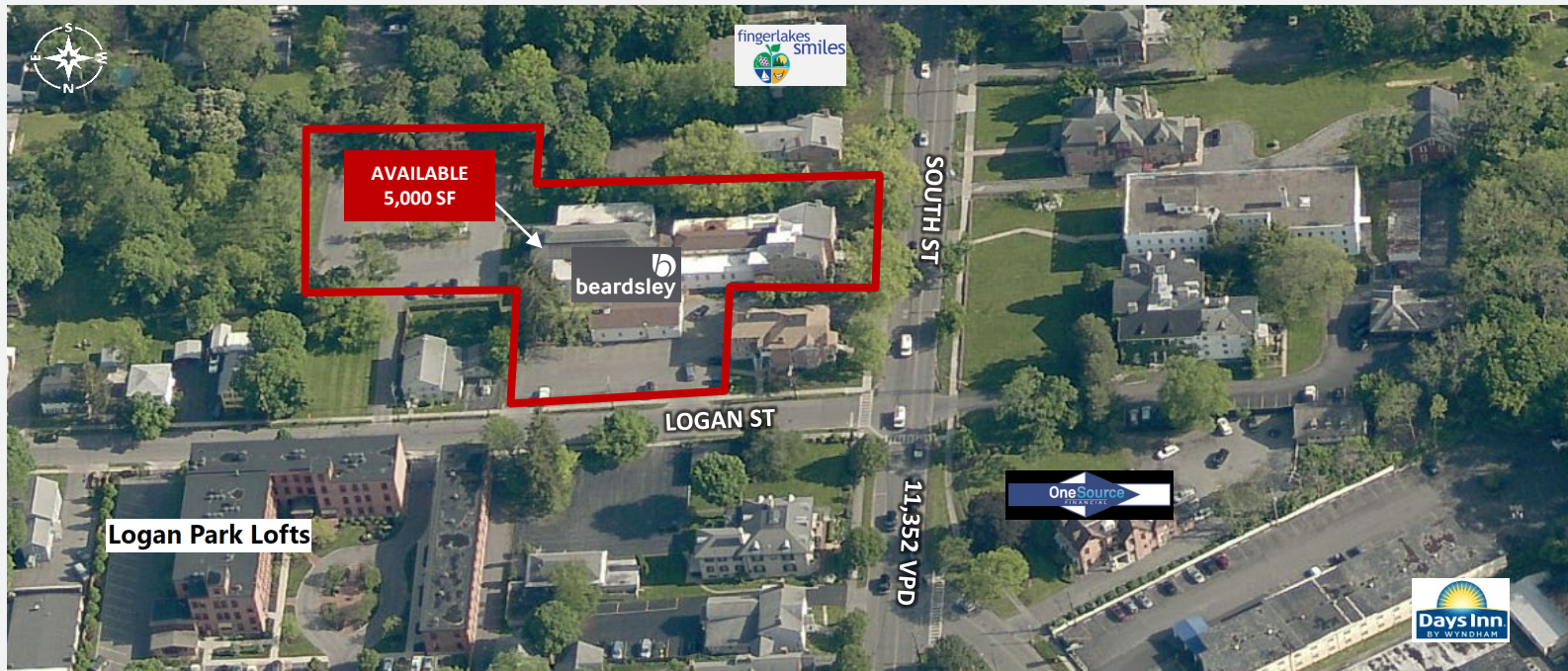
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AREA OVERVIEW



PROPERTY PHOTOS



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INTERIOR PHOTOS



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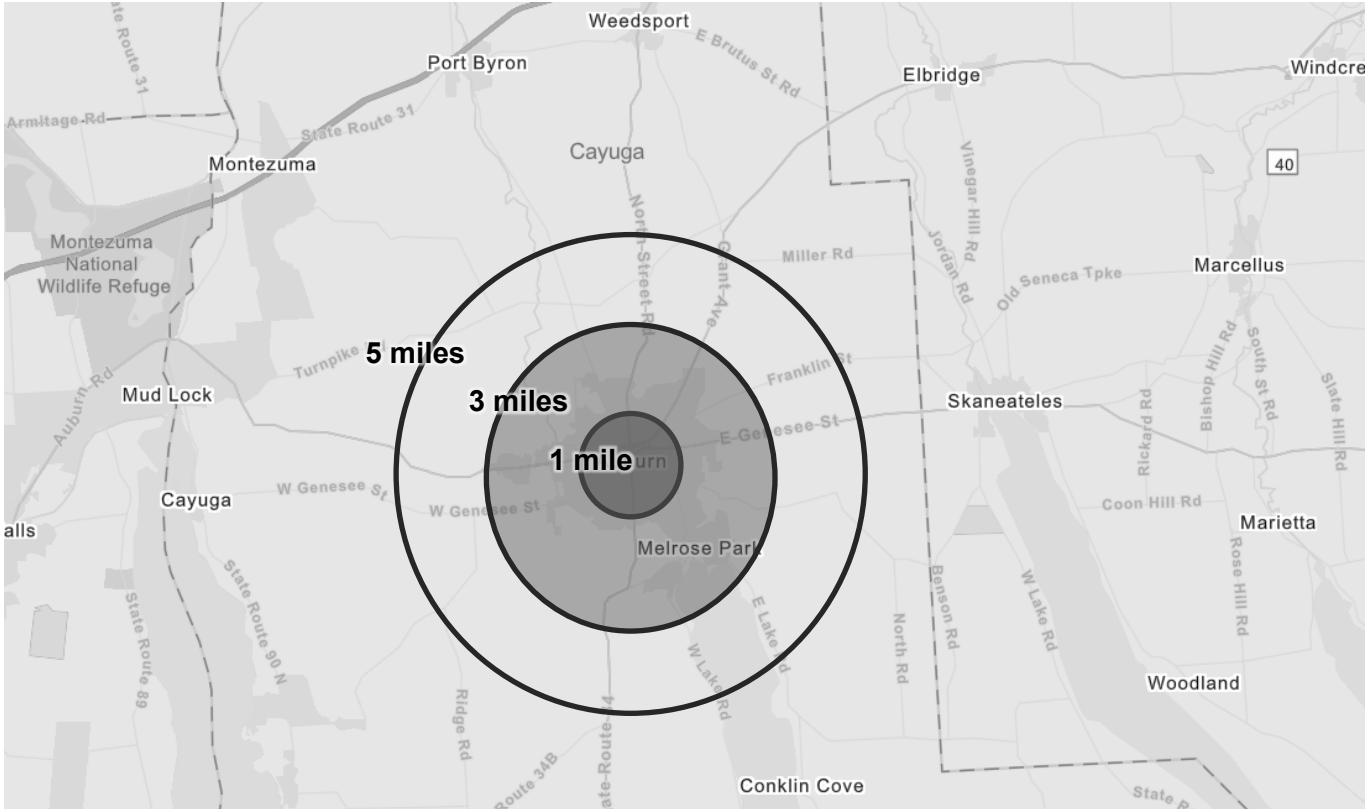
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DEMOGRAPHICS



DEMOGRAPHIC SNAPSHOT	1 MILE	3 MILES	5 MILES
Total Population	16,960	32,208	36,349
Daytime Population	16,559	35,905	39,535
Households	7,216	14,168	15,765
Average Household Income	\$62,117	\$74,913	\$79,208



1,364
Businesses



21,266
Employees



\$165,984
Median Home Value



42.2
Median Age

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