

## LCO AT EXCHANGE OFFICE SUBLEASE OPPORTUNITY

LARKINVILLE OFFICE SPACE AVAILABLE

### BUILDING FEATURES

Total Building Size	600,000 ± Sq. Ft.
Space Available	10 <sup>th</sup> Floor – 30,166 ± Sq. Ft.
Parking	Ample On-Site

### Property Highlights

- Space available in one of Buffalo's newest and most popular Class A office buildings
- Office suite build-out with optimal mix of private offices and open floor plan
- Furniture systems available
- Located in Larkinville in the City of Buffalo
- Magnificent views
- Many area amenities located nearby including: restaurants, area business, retail, gas stations, entertainment, and more
- Food Truck Tuesdays a staple during warm months
- On-site surface lot parking available
- Ideal for: financial advisors, CPA, law firm, general office user
- Amenities include Tim Horton's, daycare, KeyBank Branch
- On-site cafeteria

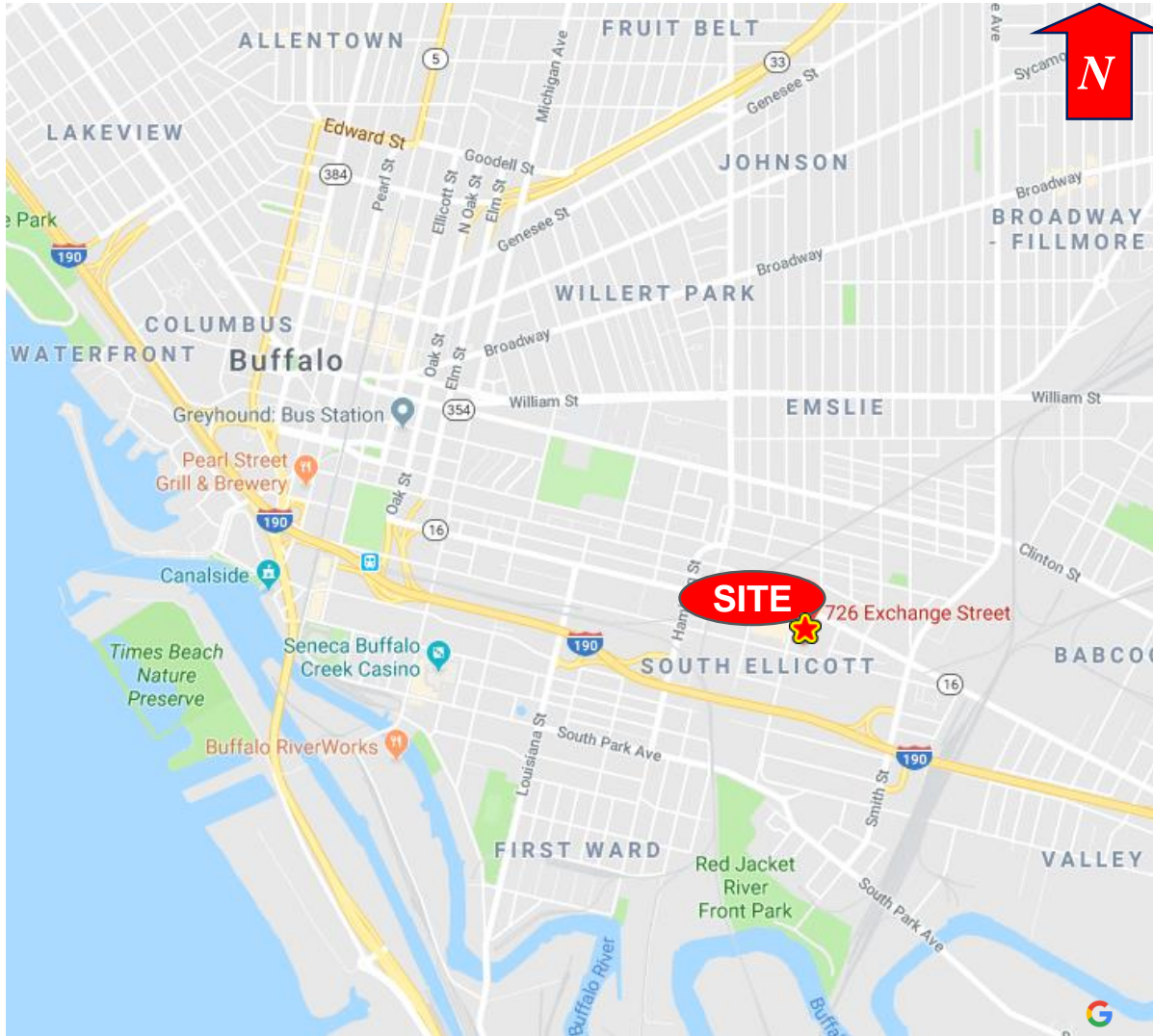


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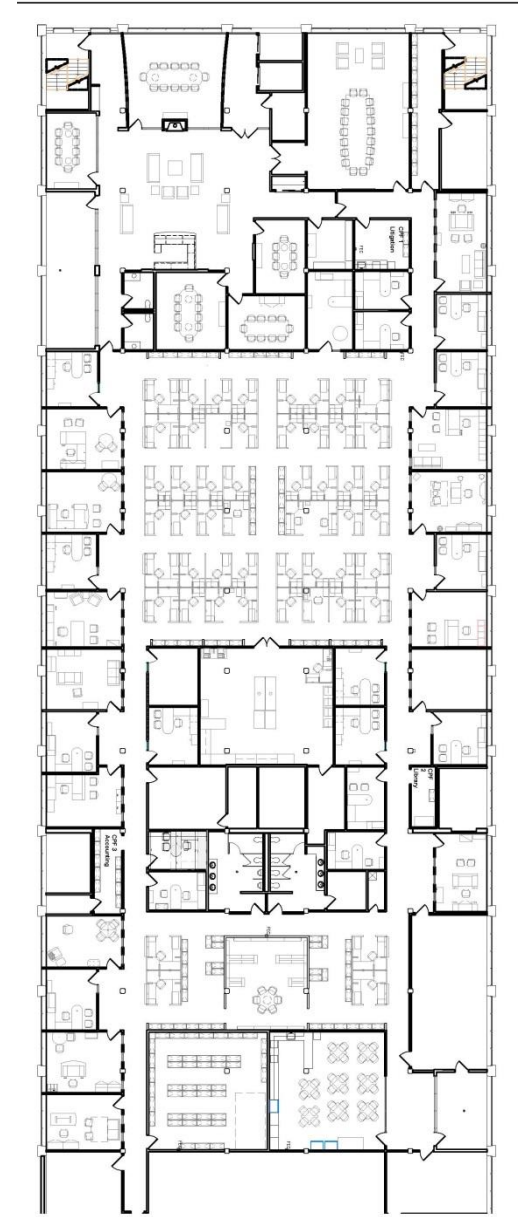
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**OFFICE FOR SUBLEASE**  
**726 Exchange Street**  
 Buffalo, New York



Location Map



10<sup>th</sup> Floor Plan