



Professional Office For Lease  
**561 Main Street**  
 Tonawanda, NY

Professional Office Space / For Lease

**PROFESSIONAL OFFICE SPACE AVAILABLE FOR LEASE**

BUILDING FEATURES	
Total Available	2,990 ± Sq. Ft.
Suites Available	900 ± Sq. Ft.
	950 ± Sq. Ft.
	1,300 ± Sq. Ft.
Parking	On-Site
Zoning	C-2

**Property Highlights**

- Gateway Harbor Center office space available for lease
- Three (3) suites available:
  - 900 + Sq. Ft.
  - 950 + Sq. Ft.
  - 1,300 + Sq. Ft.
- Ample parking on-site, landlord owns large parking lot in rear
- Pylon signage
- Proximate to NYS I-290
- Area amenities include: gas stations, grocery stores, fast food, restaurants, area and big box retail, pharmacies
- Ideal for: flex office space, salon / beauty, insurance, satellite office, professional office users



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	13,576	88,788	243,580
Average Household Income	\$69,372	\$82,467	\$84,204



No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

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14 Lafayette Square, Suite 1900, Buffalo, NY 14203  
 +1 716 852 7500



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Location Map



Property Photos

**MICHAEL R. DEMYAN** / Real Estate Salesperson / [mdemyan@pyramidbrokerage.com](mailto:mdemyan@pyramidbrokerage.com) / +1 716 852 7500 x127 - office  
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