



MEDICAL OFFICE SPACE

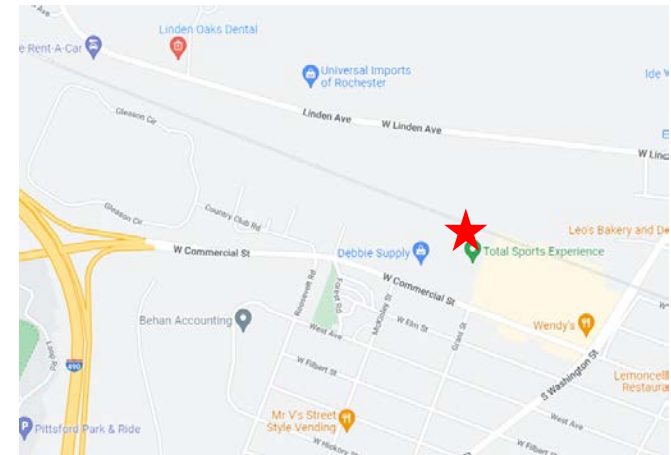
Property Highlights

- Former DaVita Dialysis Center available for sublease.
- Sublease term through 10/31/25.
- Highlights include move in ready, turn-key medical/office space.
- Close proximity to I-490.
- First floor space.
- Surrounded by numerous amenities.
- Ample on-site parking.

Space Details

Available Space:	7,745± SF
Lease Rate:	\$10.00 psf, Gross

Demographic	1 Mile	3 Miles	5 Miles
Population	9,643	57,112	162,026
Households	4,011	24,131	70,169
Average Income	\$77,851	\$121,401	\$124,999
Source	ESRI		



For more information, please contact:

Matthew Weinrieb
Real Estate Salesperson

+1 585 248 9426

mweinrieb@pyramidbrokerage.com

370 Woodcliff Drive
Fairport, New York 14450

phone: +1 585 248 9426

pyramidbrokerage.com