

Penfield NY Development Site



FOR LEASE | Penfield NY Development Site

3286 Atlantic Avenue, Penfield, NY 14526



Offering Summary

Lease Rate:	Negotiable
Available SF:	2 Acres
Lot Size:	2 Acres
Zoning:	MUD-Mixed Use Development
Market:	Rochester
Submarket:	Penfield
Traffic Count:	14,100

Property Overview

A two-acre development site is available at route 250 and Atlantic Avenue in the growing Town of Penfield. The site offers great visibility and high traffic counts. There is ingress/egress on both Atlantic Avenue and Rt 250 with traffic light access. Mixed-use zoning allows for multiple uses and build-to-suit is available.

Property Highlights

- Corner Site
- Traffic Light Intersection
- 2 Points of Ingress Egress
- Mixed-Use Zoning

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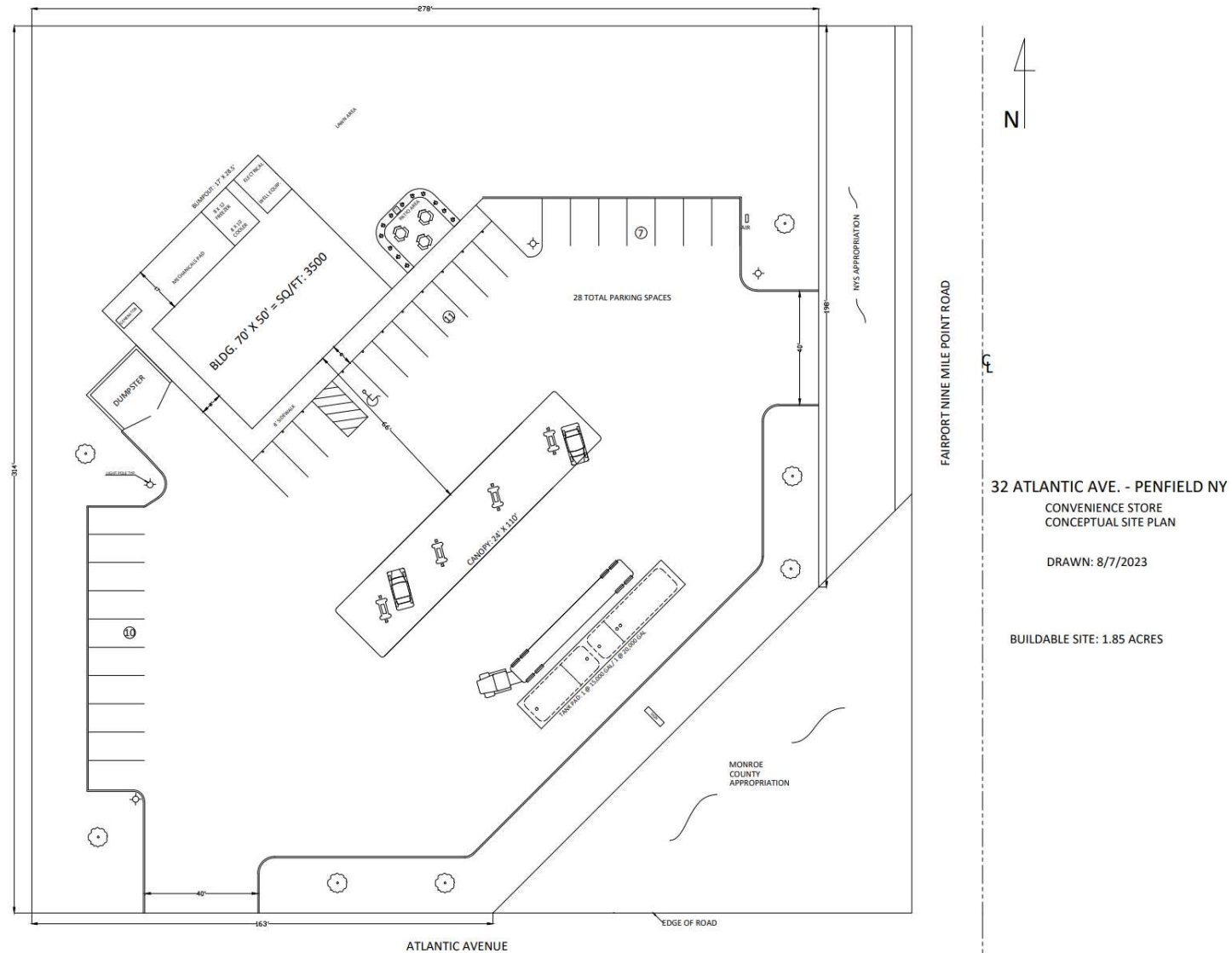
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FOR LEASE | Penfield NY Development Site (Concept)

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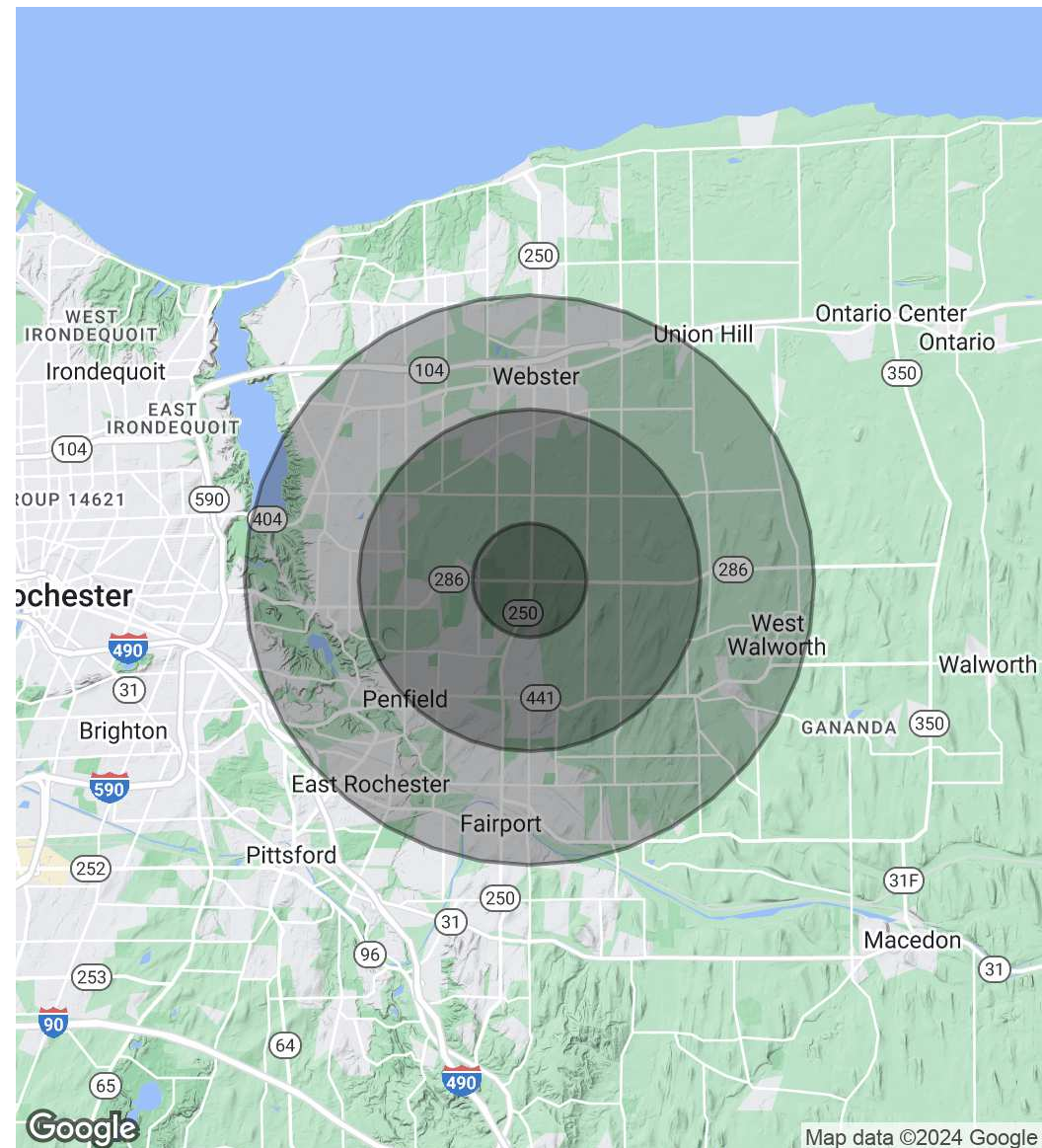
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* Demographic data derived from 2020 ACS - US Census



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FOR LEASE | Penfield NY Development Site

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