

FOR SALE OR LEASE

0.55 ACRES AVAILABLE

Property Highlights

- 0.55 acre development site located in Rochester's Swillburg neighborhood, just two miles south of Downtown.
- Ideal for a wide variety of retail and commercial uses.
- Adjacent to the I-490 exit ramp at S. Goodman St; average daily traffic of over 78,000 cars per day.
- Strong transit access, served by multiple RTS bus lines and surrounded by established neighborhoods, shops, and restaurants
- Close to major demand generators and points of interest including Highland Hospital and Highland Park.
- Owner will consider a sale, lease, or build to suit.

Demographic	1 Mile	3 Miles	7 Miles
Population	27,723	178,497	303,248
Households	15,926	78,122	131,587
Median H.H. Income	\$62,462	\$64,647	\$66,180
Source:	ESRI		



EXCLUSIVE CONTACT

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