CUSHMAN & WAKEFIELD | Pyramid Brokerage Company

2333 N. Triphammer, Bldg- 501
Ithaca, NY



EXCLUSIVE SALE OFFERING

ITHACA NORTHEAST BUSINESS DISTRICT OFFICE BUILDING

Property Highlights

- Professional Office Building in prime location in Ithaca's Northeast Business District
- Commercial Office Condo in Village Office Campus which is comprised of mix of professional & medical office tenants
- Walking distance of restaurants, shopping, banking and more
- Short drive to Cornell University Campus, Downtown Ithaca & Regional Airport
- Spacious 8,686+/- SF Elevator Building with potential to accommodate multiple tenants
- Current occupant insurance agency; previously law firm
- Office Set-up: reception area; mix of private offices / cubicles; meeting rooms; multiple bathrooms; storage / flex space; security system; and partially finished lower level
- Ample on-site parking and located near Bus Stop
- **Office Condominium Association in place**



EXCLUSIVE CONTACT

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Associate Real Estate Broker
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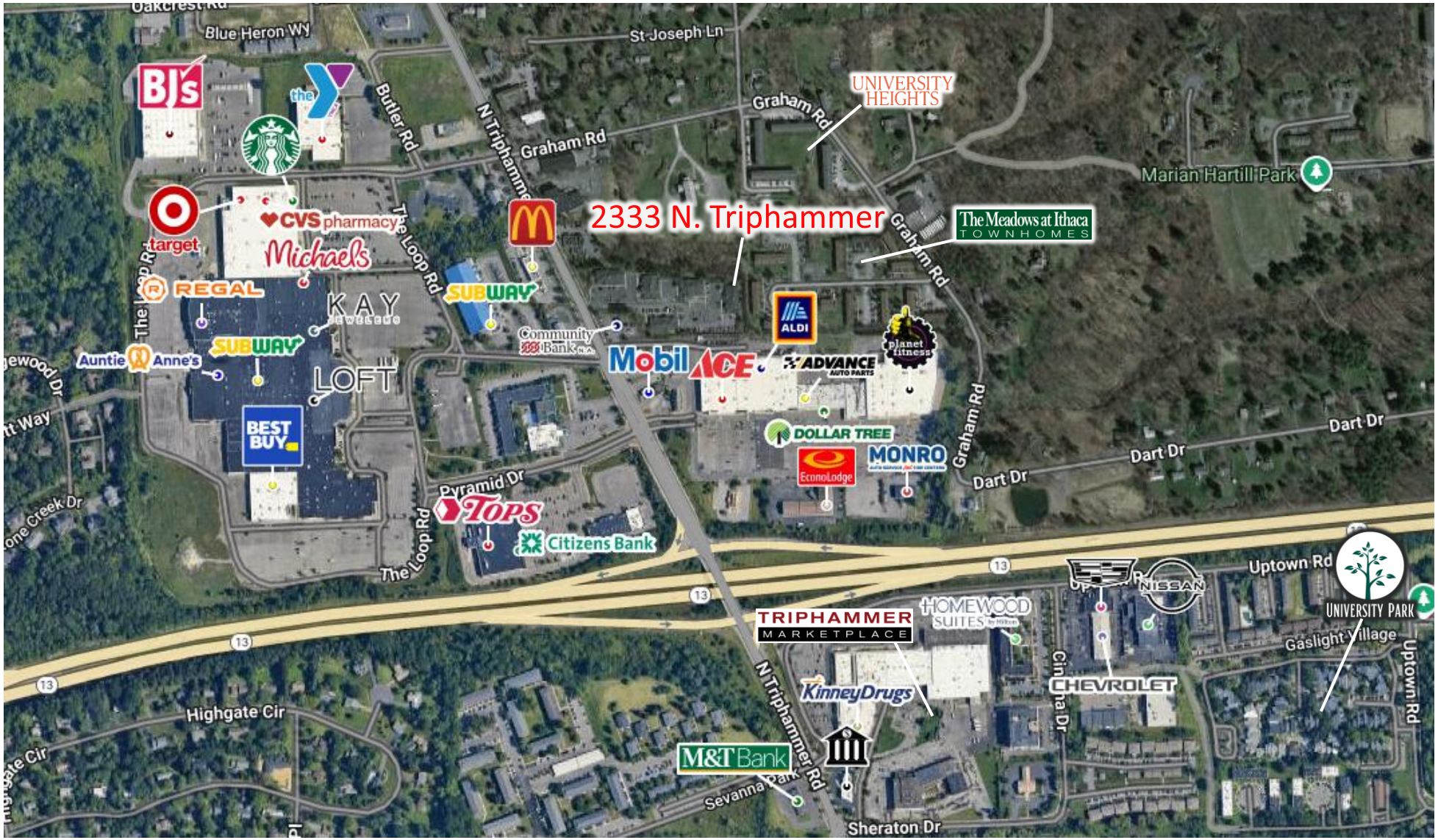
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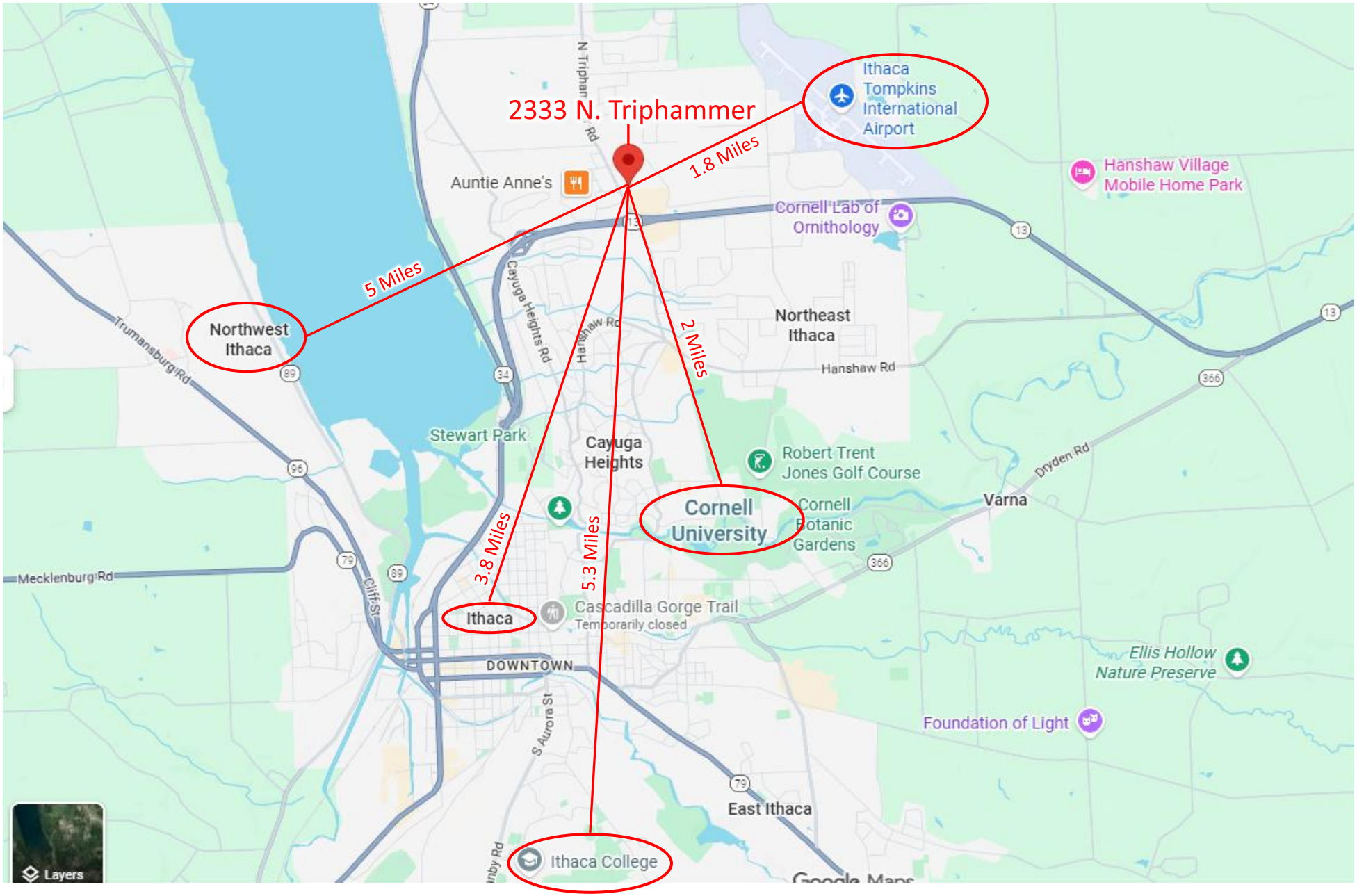
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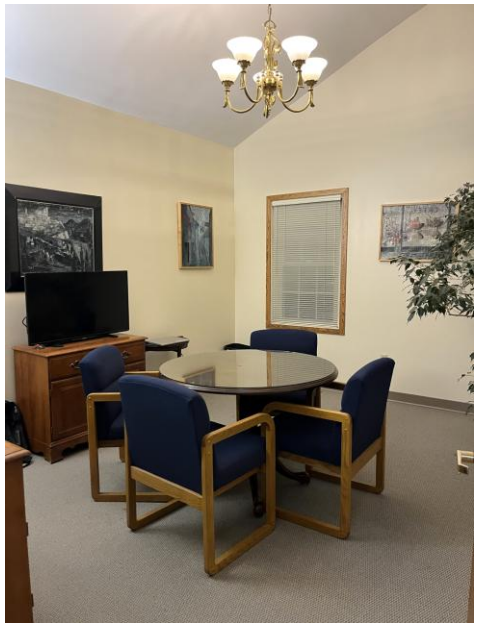


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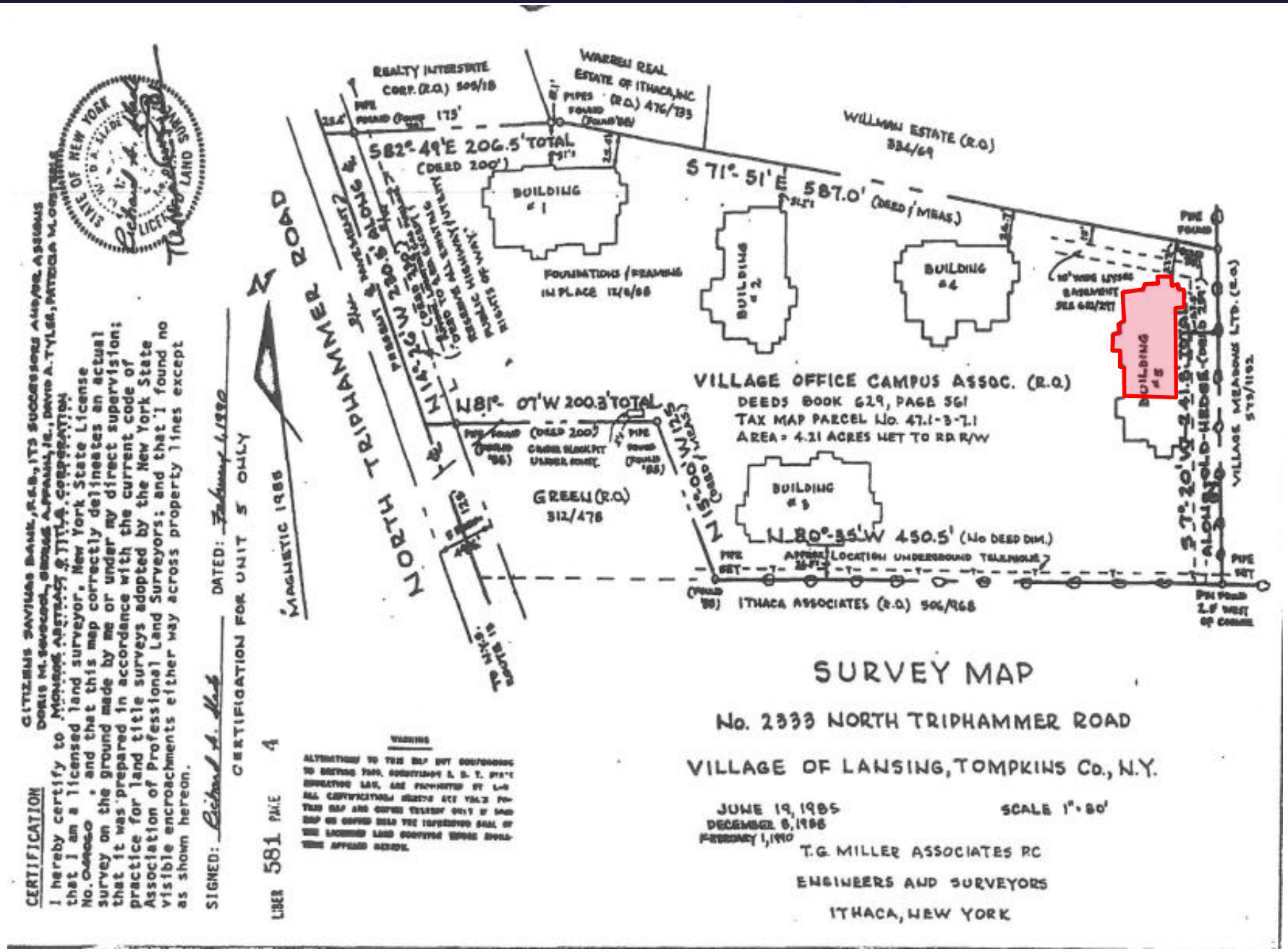






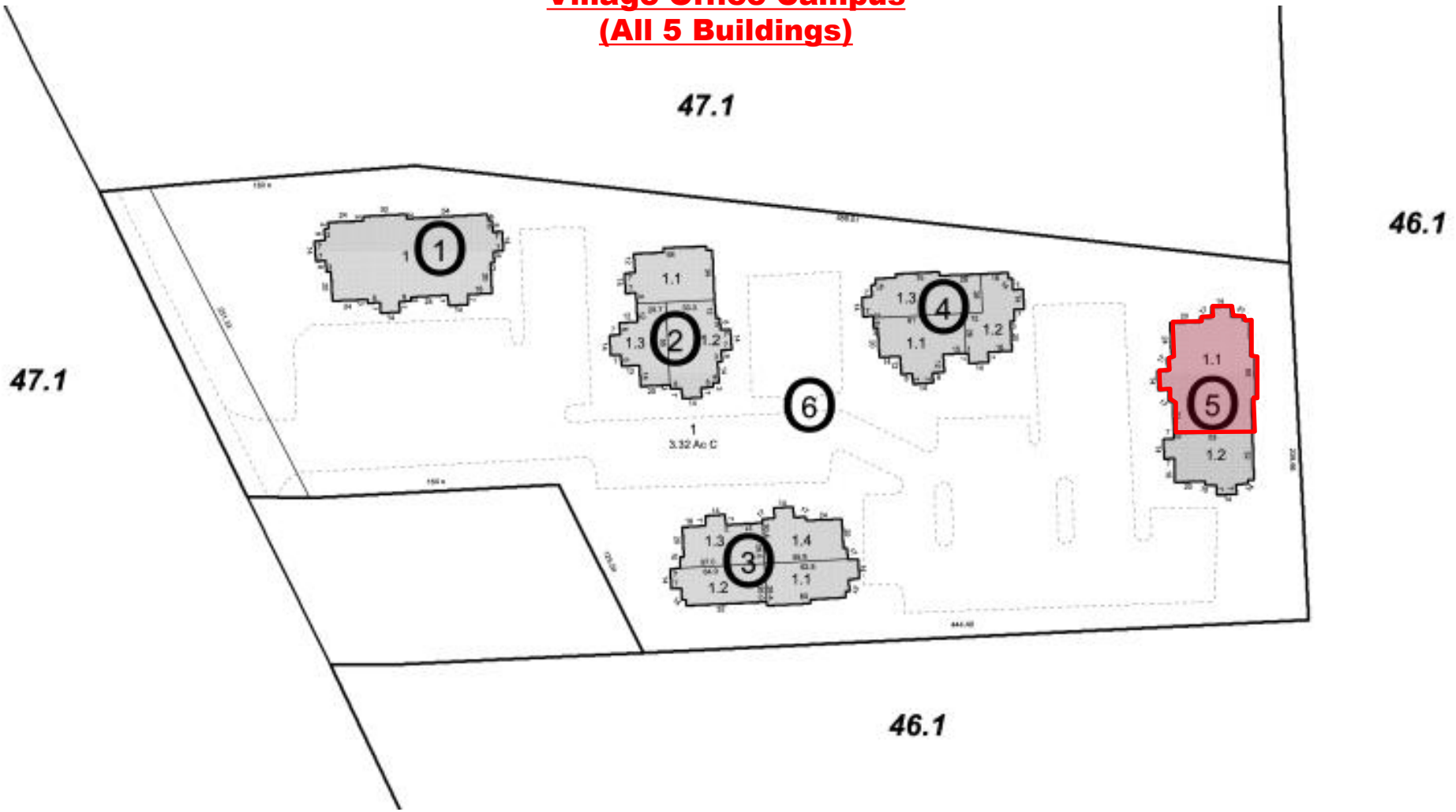


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Village Office Campus
(All 5 Buildings)



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