

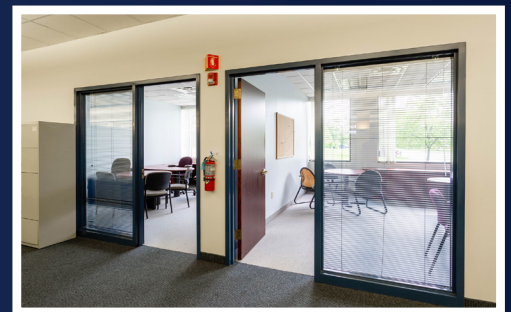
## Canal View Office/Flex Complex

500 & 777 Canal View Blvd.  
Rochester, NY

Space Available: **5,000 - 28,000 SF**

- » New local ownership RYCO management
- » Aggressive Tenant Improvement Allowance Available
- » Park-like setting with walking trail
- » Partitioned Offices and Central Air Conditioning
- » Ample parking with multiple entrances into the building
- » 14'-18' Ceilings with tons of natural light and loading docks
- » Opportunity to customize your space with multiple combination options

500 Canal View BLVD is a **100,000 SF building** with 40,000 contiguous space and an attached warehouse. Multiple windows provide tons of natural light. Located in the heart of Brighton-Henrietta corridor central to I-390 & I-50 exits making it very convenient to get to. Large parking lot (approx. 7 per 1000 with natural surroundings including the Erie Canal bordering the north boundary makes for a welcoming aesthetic.



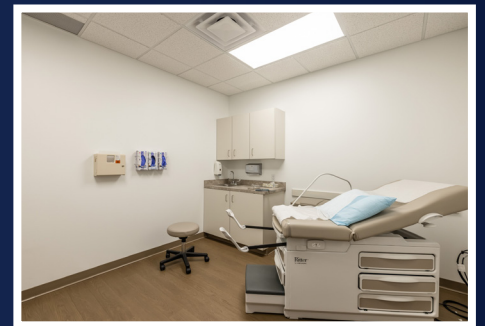
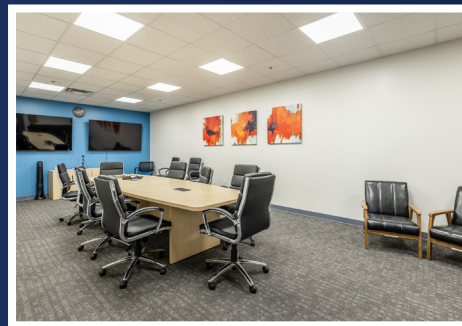
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