



4 Champeney Terrace

Rochester, NY 14605

Space Available: 10,000 SF

- » Ideal Industrial and Flex Space
- » Approximately 10,000 +/- SF of Warehouse or Distribution Space
- » Approximately 3,000 +/- SF of Office Space
- » Approximately 7,000 +/- SF of Open Floor Plan
- » 4 Loading Docks with Edge of Dock Levelers, 18 UPS Height Docks

4 Champeney Terrace is a 20,280 SF space full of opportunity. This property has highly flexible space with approximately 10,000 +/- SF of warehouse/distribution with extensive loading capacity. The space includes 3,000 +/- SF of office space and 7,000 +/- SF of open floor plan production area. This property is located northeast of Downtown Rochester near the Rochester Public Market. This is a highly accessible location with plenty of open space.



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PROPERTY DETAILS

Property Type: Industrial
Property Subtype: Warehouse
Building Class: B
Lot Size: 2.51 AC
Year Built: 1987

Clear Ceiling Height: 14 FT
Parking: 30 Surface Parking Spaces
Building Size: 20,280 SF
Dock-High Doors/Loading: 22
Date Available: Now



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