

FOR SALE

45,000 SF Investment & Redevelopment Opportunity
Pearl City Arts Building: 201-205 Cherry St, Jamestown, NY



Property Highlights:

- Outstanding adaptive reuse potential- multifamily, mixed use, retail, office
- Circa 1903, listed on Jamestown Downtown Historic District and eligible for Historic Tax Credits
- Steps from the internationally acclaimed National Comedy Center, Lucille Ball Desi Arnaz Museum, and Northwest Arena
- Extensive architectural features include rare American Chestnut woodwork and unique central courtyard
- Fully sprinklered
- May qualify for city, county and state incentives
- Currently twelve tenants in place, most are month-to-month
- **Seller desires a quick close — buyer can hold property as a profitable investment while redevelopment funding is secured**

More on Jamestown, New York:

[Jamestown Urban Design Plan](#)

[Gebbie Foundation](#)

 **HANNA**
COMMERCIAL REAL ESTATE

344 Delaware Ave, Suite 200, Buffalo, NY 14202



The information submitted herein is not guaranteed. Although obtained from reliable resources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice. Broker has made no investigation and makes no representation of the property.

Paula Blanchard

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The logo consists of a stylized house outline with a horizontal line inside representing an equals sign, symbolizing equality in housing.

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