


FOR SALE OR LEASE

6,160± SF OFFICE BUILDING

Property Highlights

- First floor has 1,225± SF available for lease
- 1,550± SF of the first floor is currently leased
- Owner occupies 3,080± SF on the second floor and will lease back or vacate
- Space has great window lines
- A lot of natural light on both floors
- Minutes to Thompson Road and NYS Thruway (I-90)
- Located across from Lyndale Commercial Park

Demographic	1 Mile	3 Miles	5 Miles
Population	11,947	98,167	215,001
Households	5,487	43,344	91,356
Average H.H. Income	\$78,963	\$72,704	\$80,327
Daytime Employees	6,729	100,893	169,024

Source: ESRI Business Analyst 2025



EXCLUSIVE CONTACT

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Break Room



Conference Room



Private Office



Private Office



