Former Call Center Available

Office/Call Center For Sale





Property Summary & Highlights



Sale Price: \$6,300,000



Total Building SF: 40,799



Lot Size: 4.95 Acres



Zoning: Commercial



2024 Tax/Cam: \$207,024



Year Built: 2000



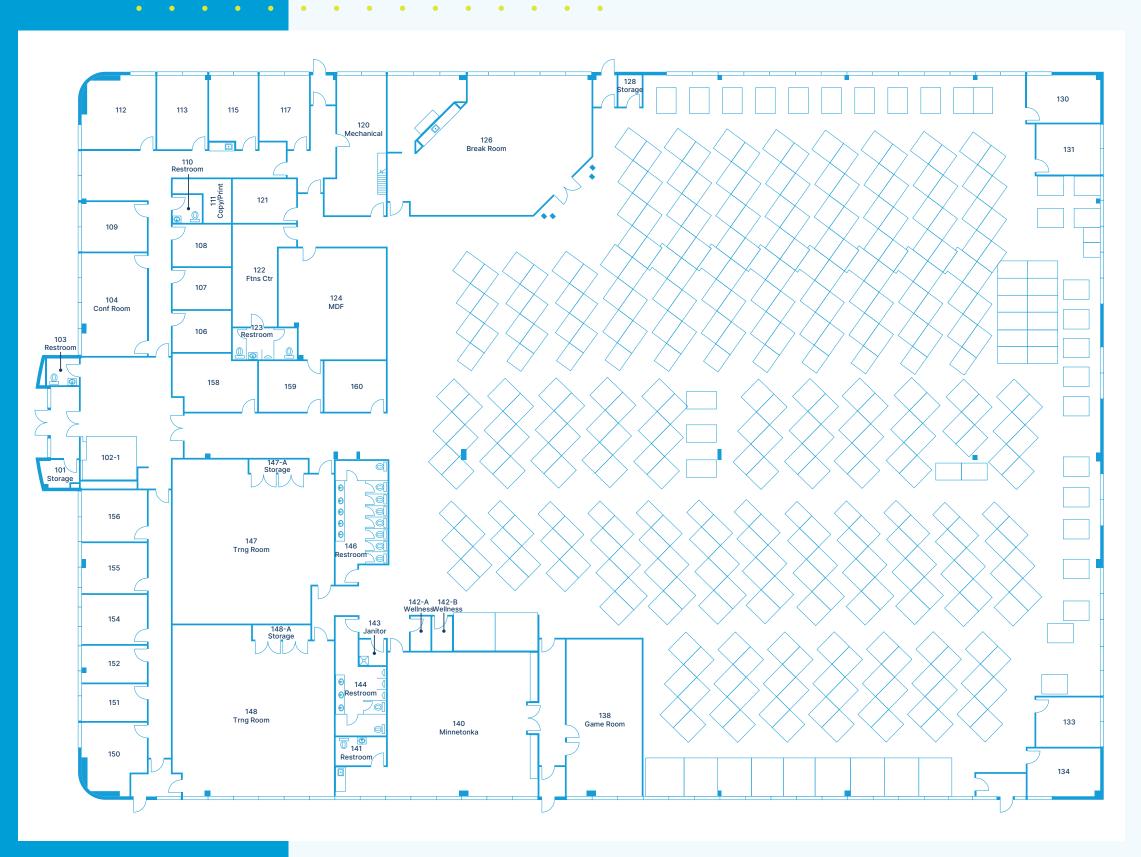
Parking Ratio (7/1,000)



FF&E In Place



Backup Power Source Available





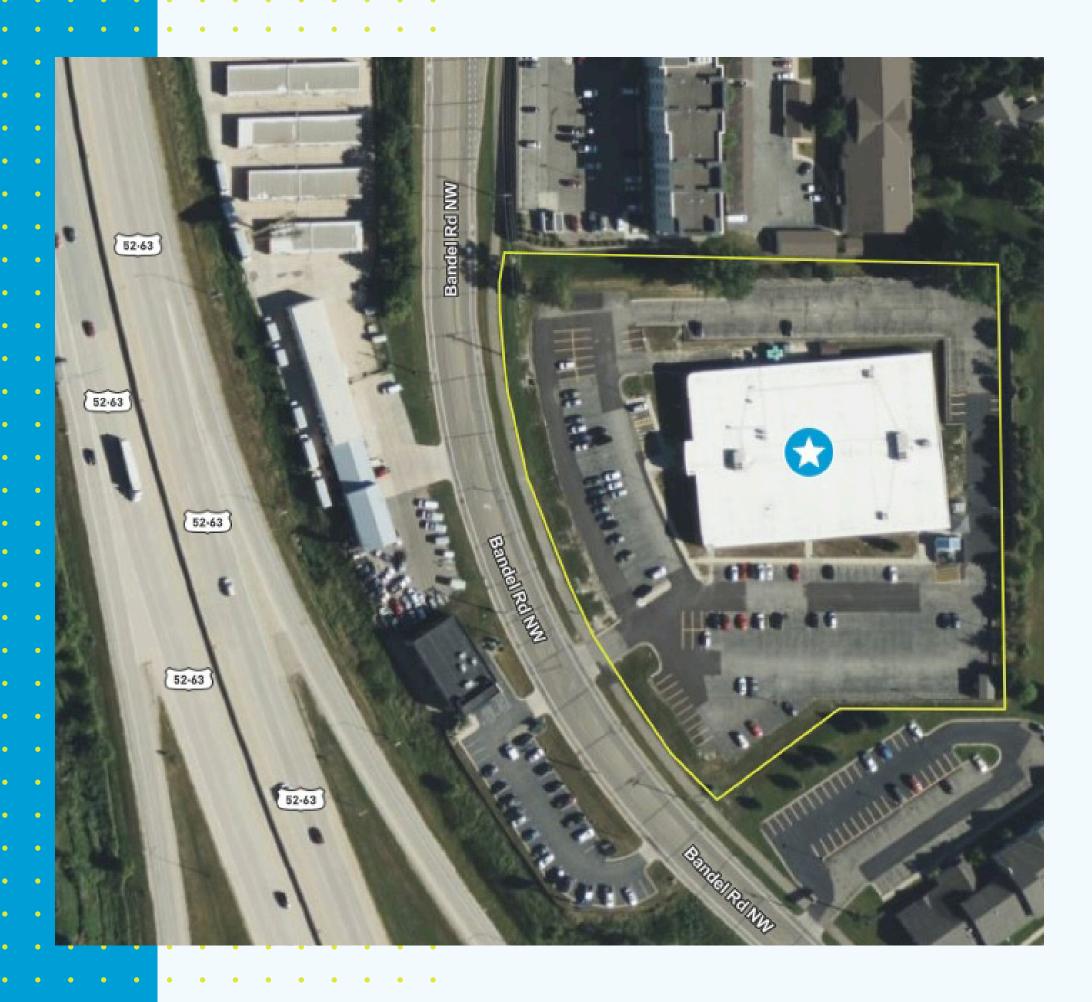






Location At-a-Glance

Located on exit 59 on Highway 52, on the north side of Rochester. The large site offers flexible usage and ample parking.



Demographics & Access

2024 Population

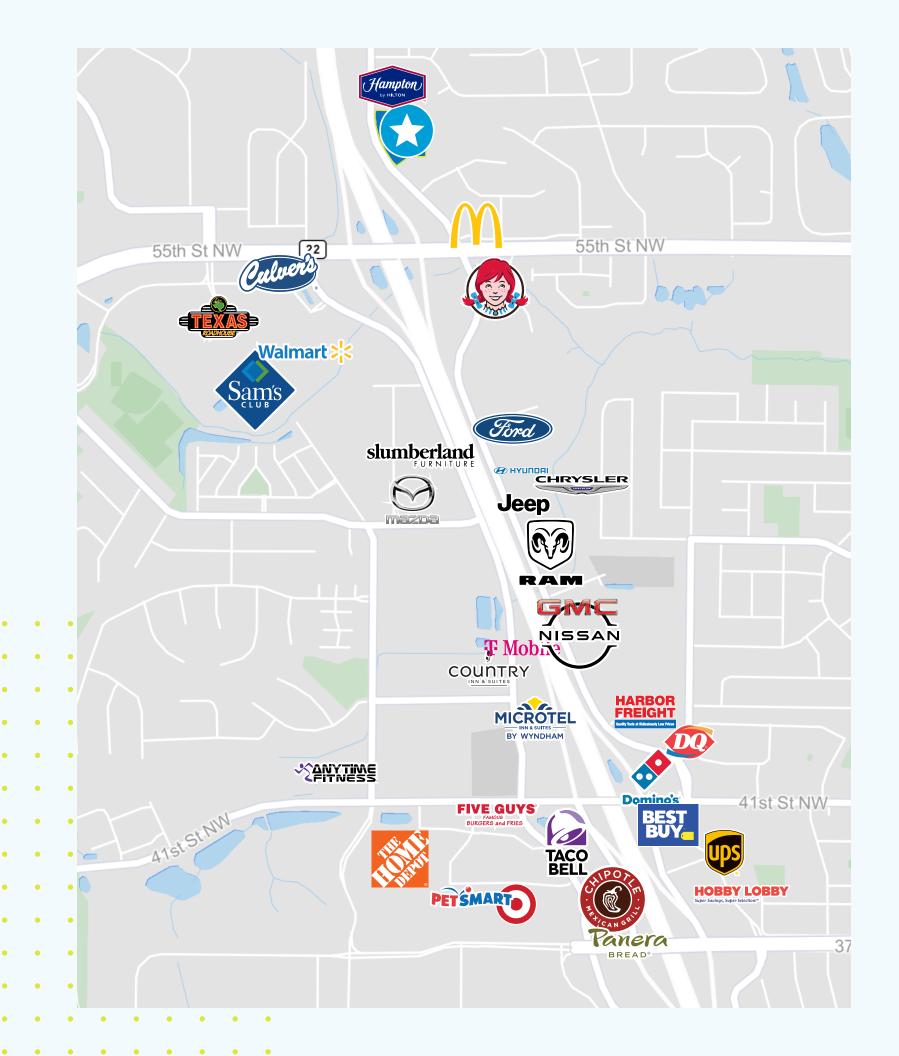
2029 Est. Population

2024 HHI

2029 Est. HHI

10 Miles	15 Miles	20 Miles
150,269	177,402	203,046
154,924	182,603	208,372
126,706 USD	126,167 USD	123,987 USD
144,378 USD	143,858 USD	141,592 USD

The facility is highly visible from **Highway 52**, and has many area amenities, including retail, dining and hotels nearby.





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