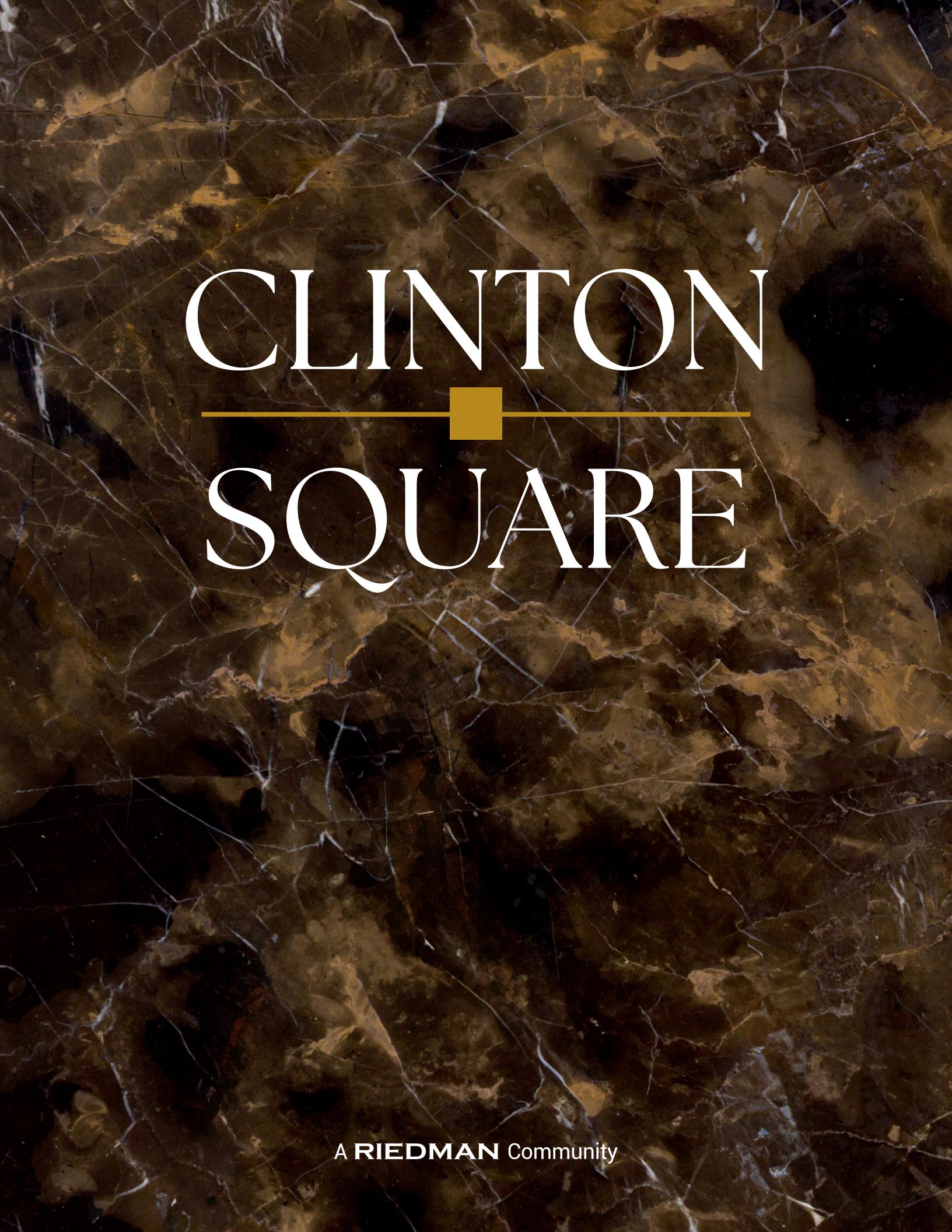


CLINTON SQUARE

The background of the entire image is a dark, marbled pattern with prominent veins of gold and white. In the center, there is a graphic element consisting of a thin gold horizontal bar with a small gold square centered on it. This graphic is positioned directly beneath the word 'SQUARE' in the title.

A **RIEDMAN** Community

CLINTON SQUARE



Clinton Square Is Where Business Meets *Sophistication* In The Heart of Downtown Rochester.

Amenities include:

- Indoor access to the Floreano Convention Center
- 6 high-speed passenger elevators
- 400-space parking garage with direct elevator access to the lobby
- Italian marble lobby and high-quality finishes
- Outdoor gathering spaces
- Onsite café
- 24/7 security
- Onsite management and maintenance
- Customized spaces to meet tenant needs

CLINTON SQUARE



Parking Made Simple

Clinton Square offers a convenient, multi-level garage with 400 spaces located directly beneath the building. Staffed during business hours and special events, the garage provides secure, 24/7 gated entry and lobby access.

Easy Access: The garage is just three blocks from I-490, with two exits that help you avoid downtown traffic. It also connects to Rochester's tunnel and skyway system for indoor access to nearby hotels and the Convention Center.

Two elevators connect the garage to the main level, making it easy for employees and clients to reach your office. Validated parking is available.



CLINTON SQUARE



Experienced and Professional Management

The Clinton Square management team is committed to building lasting relationships with every tenant. With more than 46 years of combined service at Clinton Square, our team takes pride in maintaining the highest standards and delivering unparalleled service that enhances the value of your workplace.

Steve Jones
Commercial Property Manager
(585) 362-1498



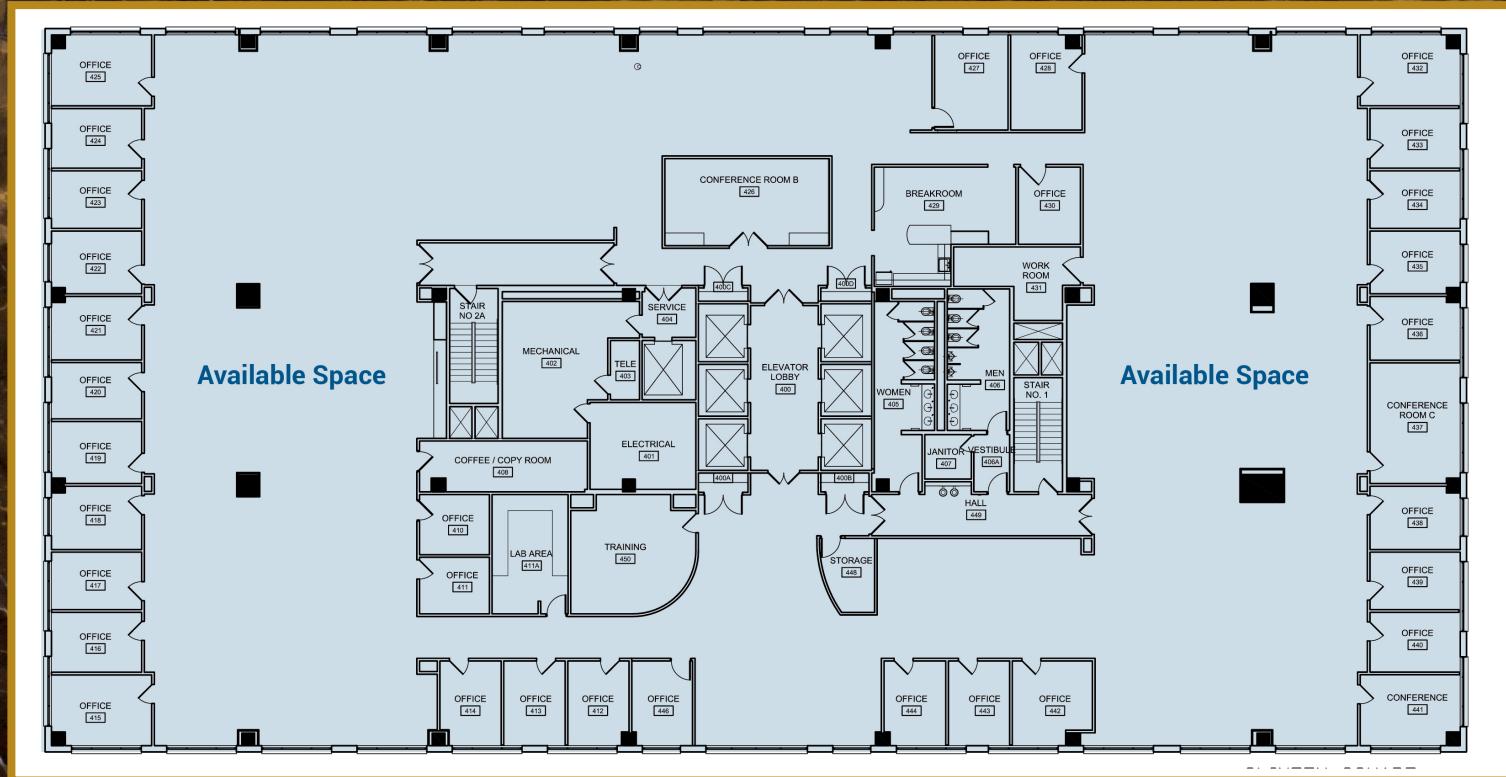
Doug Wade
Director of Security



Josh Atkins
Grounds & Maintenance



CLINTON SQUARE



4th Floor

A rare opportunity to lease a full floor of office space in the heart of downtown Rochester.

Features include:

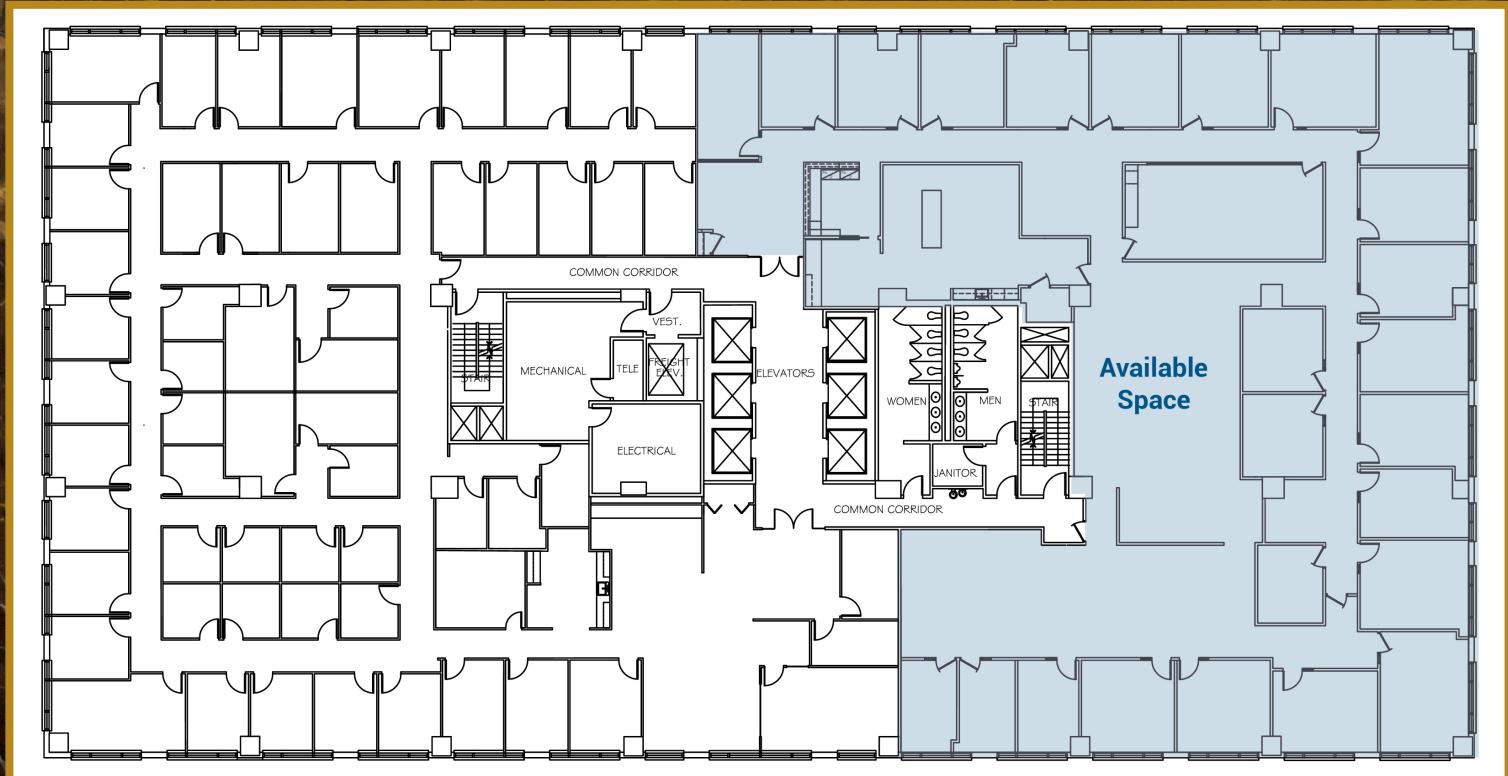
- Private conference room & restroom
- Multiple offices with downtown views
- 24/7 secure key fob access
- Onsite management & maintenance
- Café on the first floor

Your Space, Your Way

The layout can be customized—whether you need the entire floor or a suite tailored to your business.



CLINTON SQUARE



5th Floor

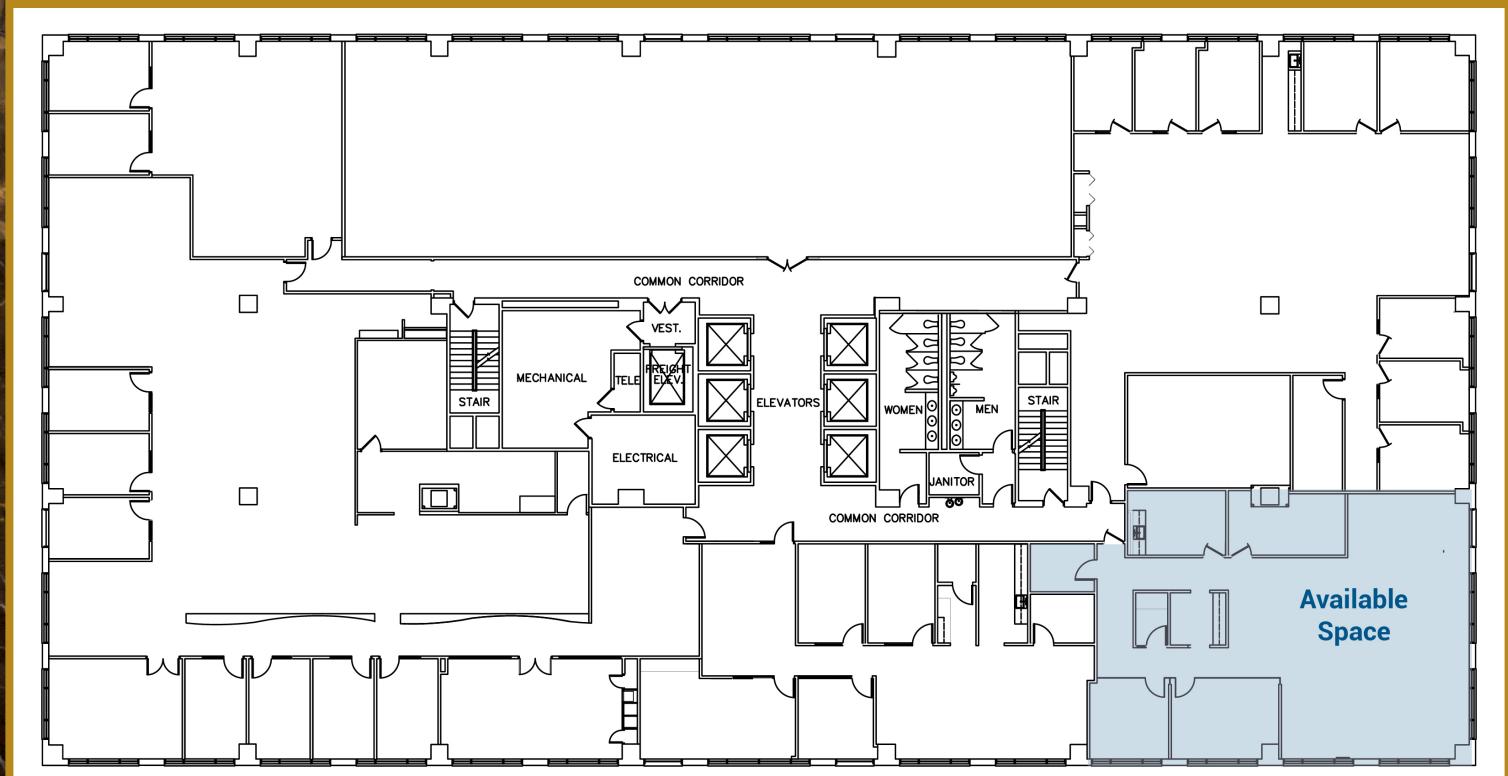
Step into a newly renovated 11,272 SF office space

Features include:

- Bright reception area with a beautiful glass door entrance
- Secure key fob access
- Private conference room
- Kitchen, offices, and flexible open space
- Multiple offices with downtown views
- Professional onsite management & maintenance
- Café conveniently located on the first floor



CLINTON SQUARE



7th Floor

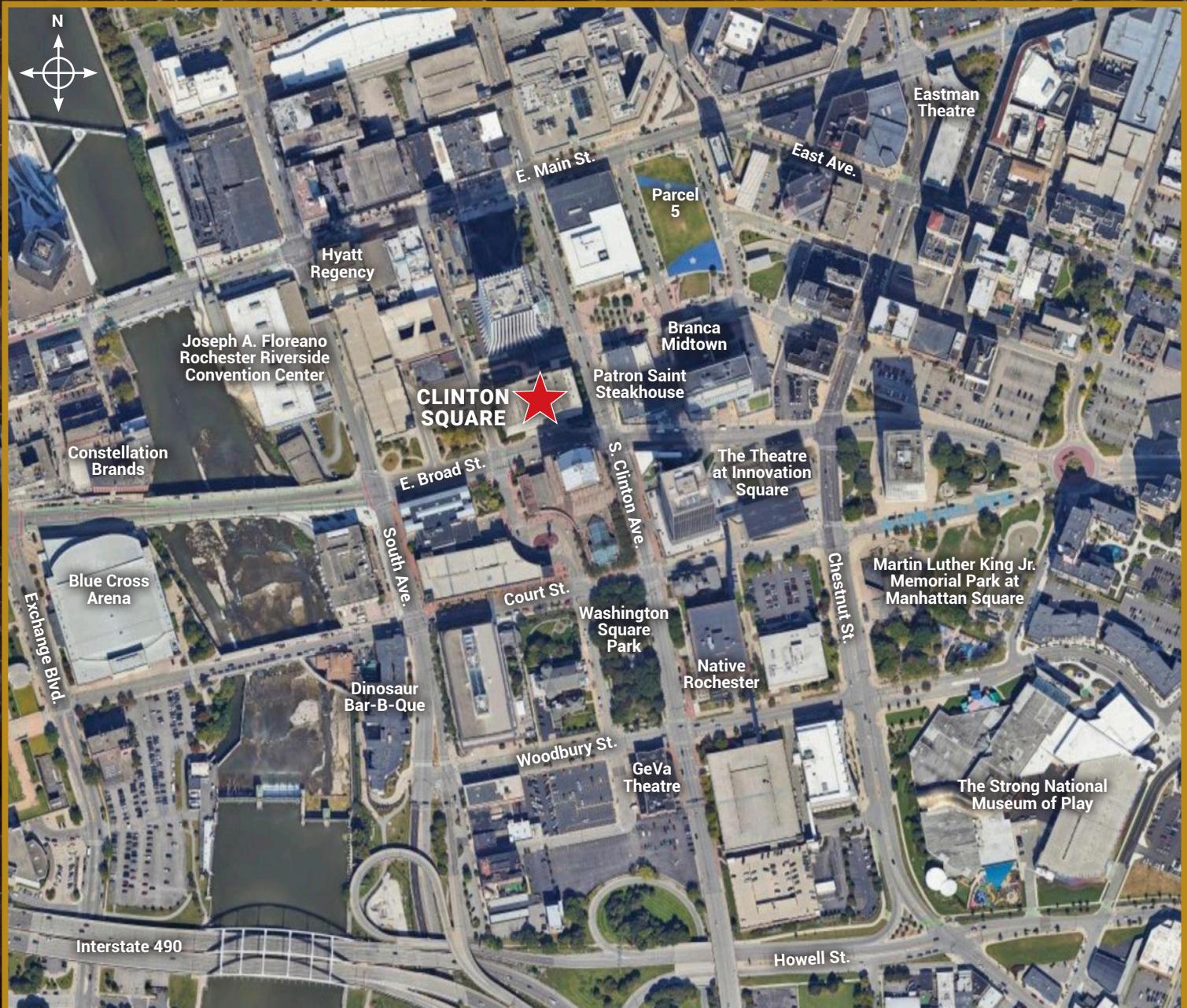
Step into a newly renovated 2,842 SF office space

Features include:

- Secure key fob access
- Private conference room
- Offices with downtown views
- Professional onsite management & maintenance
- Café conveniently located on the first floor

Perfect for teams that want a modern, professional environment in the center of Rochester—without the footprint of a full floor.





Clinton Square is *centrally* located in Downtown Rochester, NY

CLINTON

SQUARE

Steve Jones ■ Commercial Property Manager ■ (585) 362-1498
75 South Clinton Avenue ■ Rochester, NY 14604