

**FOR LEASE**

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GROUP

Executive Medical/Professional Office Suite Available

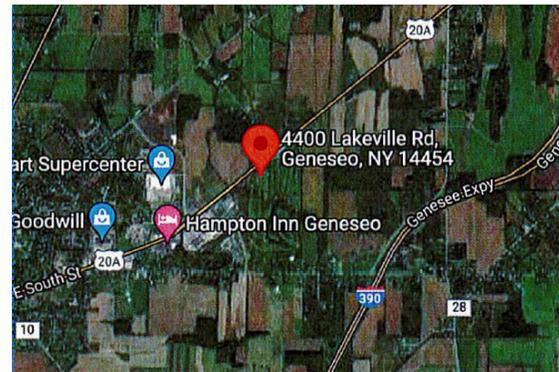
## Geneseo Office Park

4400 Lakeville Road, Geneseo, NY 14454

Secure a prime 2,530 SF office/medical suite strategically located just minutes from the I-390 South Geneseo exit. The Geneseo Office Park offers exceptional regional access and high visibility directly from State Route 20A, the main thoroughfare into the Village of Geneseo.

The currently available suite is well-configured, featuring several enclosed private offices/exam rooms, a dedicated open collaboration area, and a private restroom. Patient and client convenience is prioritized with ample, close-in parking right next to the building entrance. Tenants also gain access to a substantial amount of secure storage space in the lower level.

Position your business in a location experiencing significant economic growth. The property is consistently well-maintained and professionally managed by **THE CABOT GROUP**, providing a seamless, high-quality environment for your operations. This is a ready-made, high-value opportunity in a thriving community.



### Property Highlights

- **Size:** 1,200 SF medical/general office suite
- **Access:** Minutes from I-390 South (Geneseo Exit)
- **Visibility:** High visibility and direct access off State Route 20A
- **Layout:** Multiple enclosed offices, open collaboration space, and private restroom
- **Parking:** Ample, close-in parking for clients and patients

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