

FOR LEASE

STONERIDGE PLAZA | 1520 W RIDGE RD, ROCHESTER, NY 14615

 **Caliber**
Commercial Brokerage



MULTIPLE
SF AVAILABLE



44,317
VEHICLES PER DAY



UPON REQUEST
LEASE PRICE

OFFERING SUMMARY

Property Type

Retail

Available Spaces

Unit #10: 21,037 ± SF
Unit #20: 20,030 ± SF
Unit #21: 27,210 ± SF

Traffic Counts

W Ridge Rd: 44,317/vpd
Stone Rd: 8,263/vpd

Parking

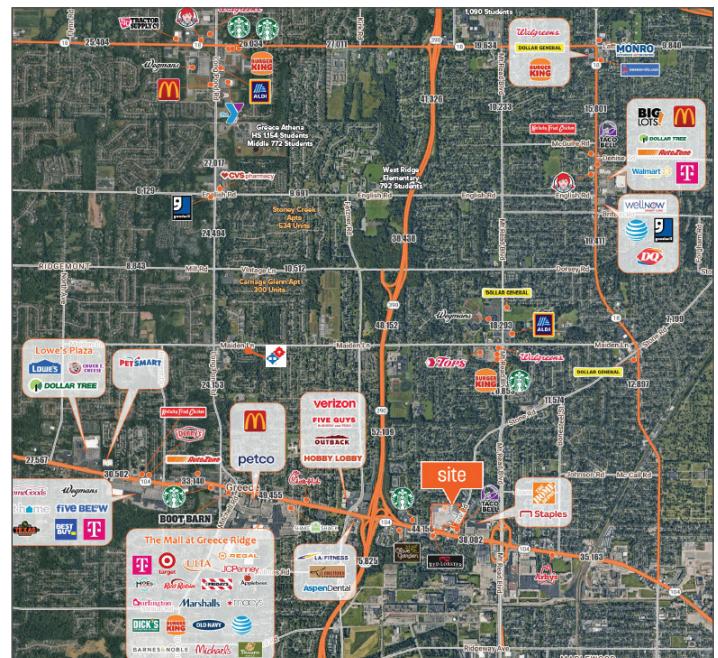
500+ Spaces

Lease Price

Upon Request

PROPERTY HIGHLIGHTS

- Prime corner location at W Ridge Rd & Stone Rd near I-390
- Excellent visibility
- Multiple access points with a signalized intersection & convenient turn lanes
- Strong mix of local and national tenants
- Surrounded by major retailers like Home Depot, Staples, Taco Bell, Walmart, Target, Lowe's & Starbucks
- Over 500 parking spaces and public transit access



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Population	10,040	102,517	269,346
Median HH Income	\$65,554	\$62,381	\$62,189
Households	4,779	44,569	115,619
Employees	2,375	34,998	99,096

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LOCATION DESCRIPTION

The property is located in Greece, NY, a major suburb just northwest of Rochester, at a signalized corner on busy W Ridge Road near I-390. Surrounded by retail, restaurants, and services, it sits in a dense residential area with quick access to schools, medical offices, and municipal buildings.



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