

MEDICAL CENTER WEST

5700 West Genesee Street
Camillus, New York

AVAILABLE FOR LEASE





PROPERTY HIGHLIGHTS

PROPERTY NOW UNDER NEW MANAGEMENT AND PROPERTY MANAGER IS ON-SITE!

Very well-located, multi-specialty medical building in Camillus, a western suburb of Syracuse, NY. Current mix includes large - well established primary care group, urology, pain management, sleep center, ophthalmology with optometry, surgery center, gastroenterology and hepatology, OBGYN, physical therapy, and professional consulting. Multiple entrances to building with ample updated parking.

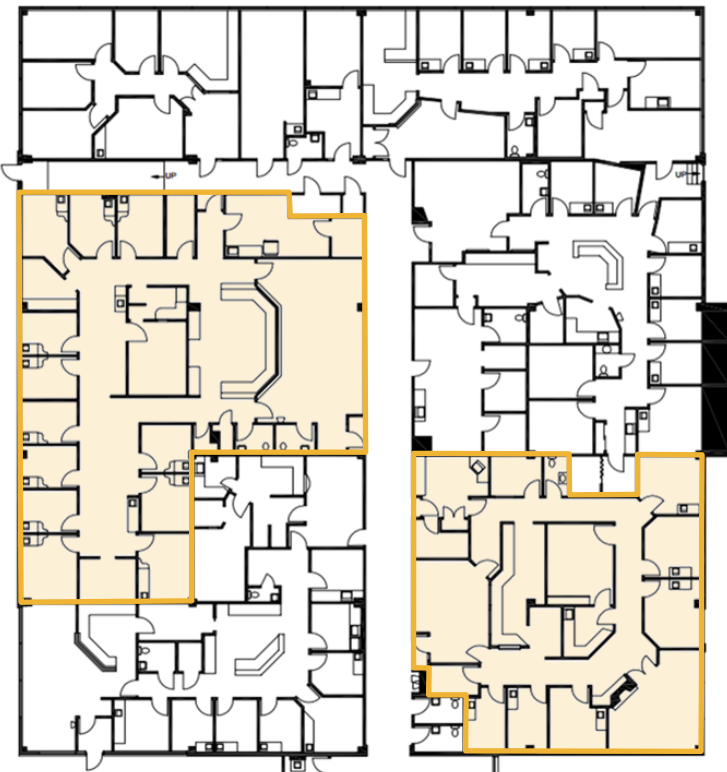


HIGHLIGHTS/

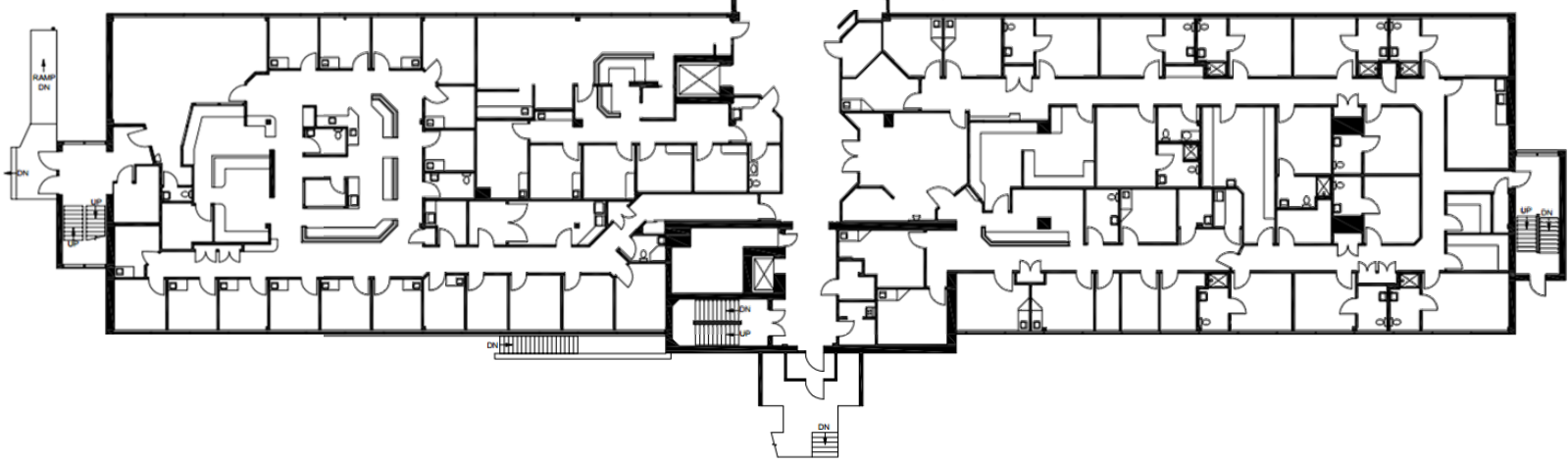
- Two- & three-story medical building situated on 9.25± acres
- Many recent considerable improvements have been made including chiller replacement, roof replacement, parking lot resurfacing, new sidewalks and landscaping as well as several interior updates including a renovated lobby area
- 250+ free parking spaces with 28 ADA compliant
- Several suites available ranging from 535 SF to 22,000 SF including a fully built out pediatric medical suite available for a new practice
- Ideal for medical tenants and medical related services
- An aquatic center for water therapy and physical therapy suite with direct access from parking area also available

FLOOR PLANS

SUITE 112
4,789± SF



SUITE 132
2,851± SF



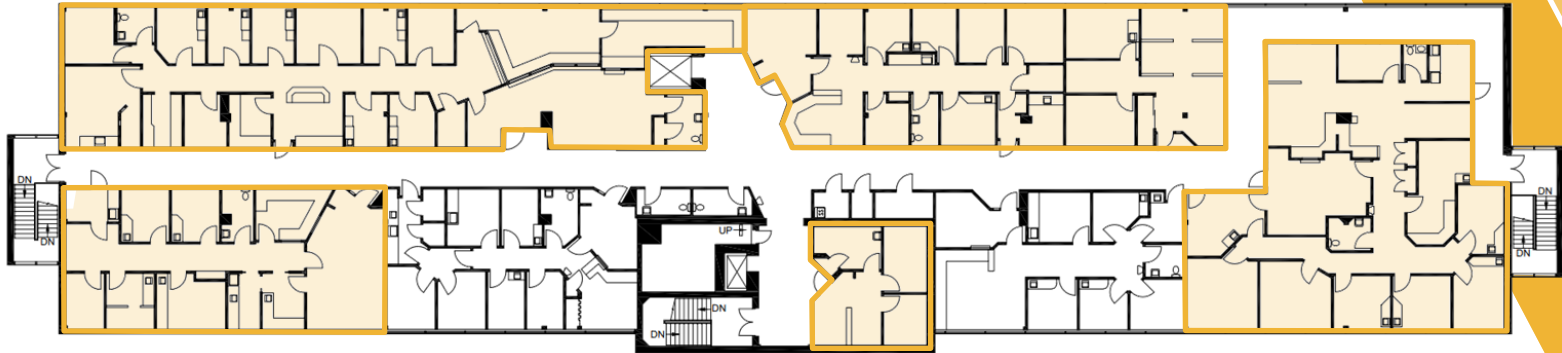
FLOOR PLANS

SUITE 225

3,171± SF

SUITE 213

2,298± SF



SUITE 229

1,608± SF

SUITE 215

484± SF

SUITE 201

2,664± SF

FLOOR PLANS

SUITE 10

4,963± SF

SUITE 9

1,873± SF

SUITE 2

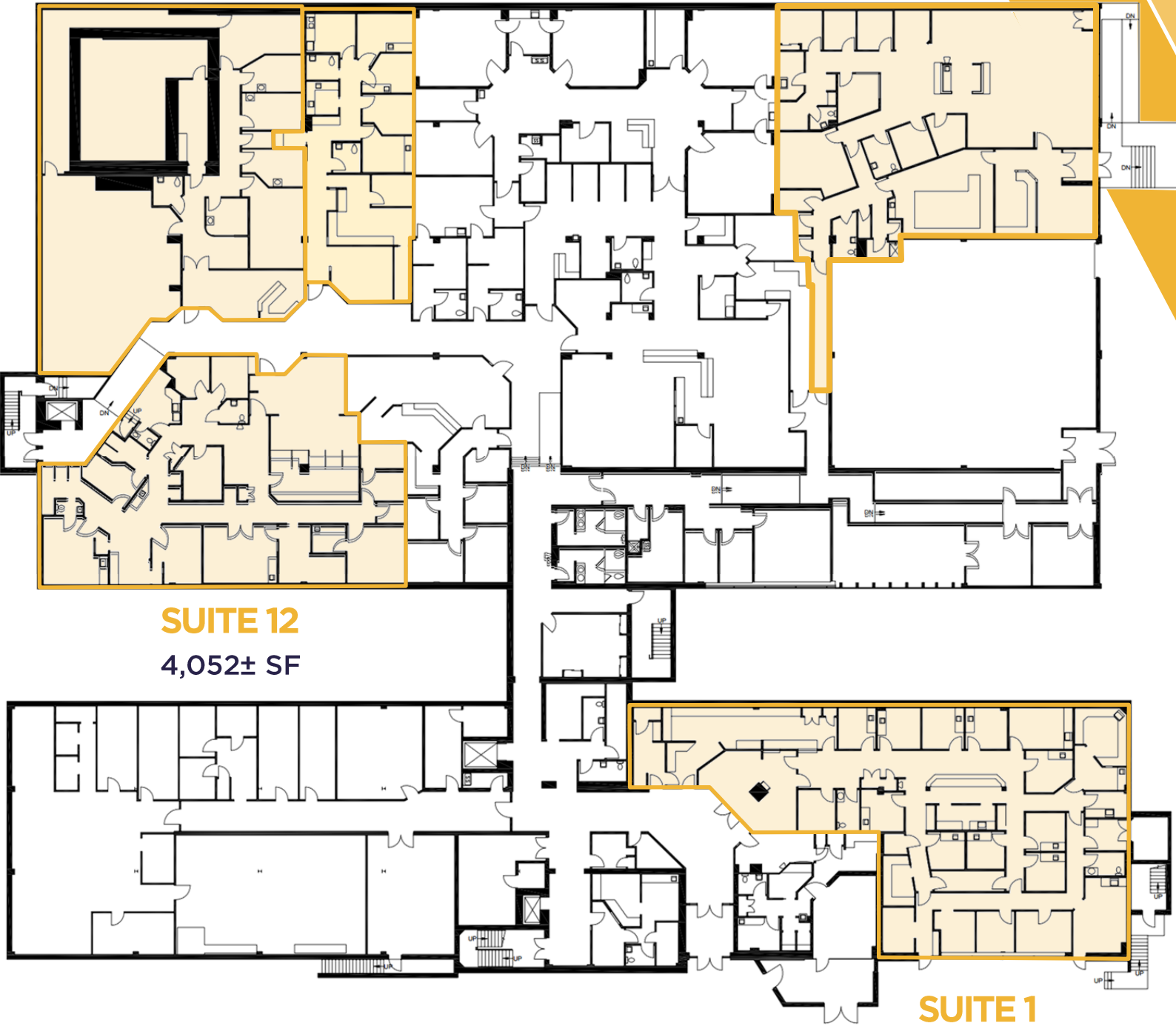
4,996± SF

SUITE 12

4,052± SF

SUITE 1

5,113± SF



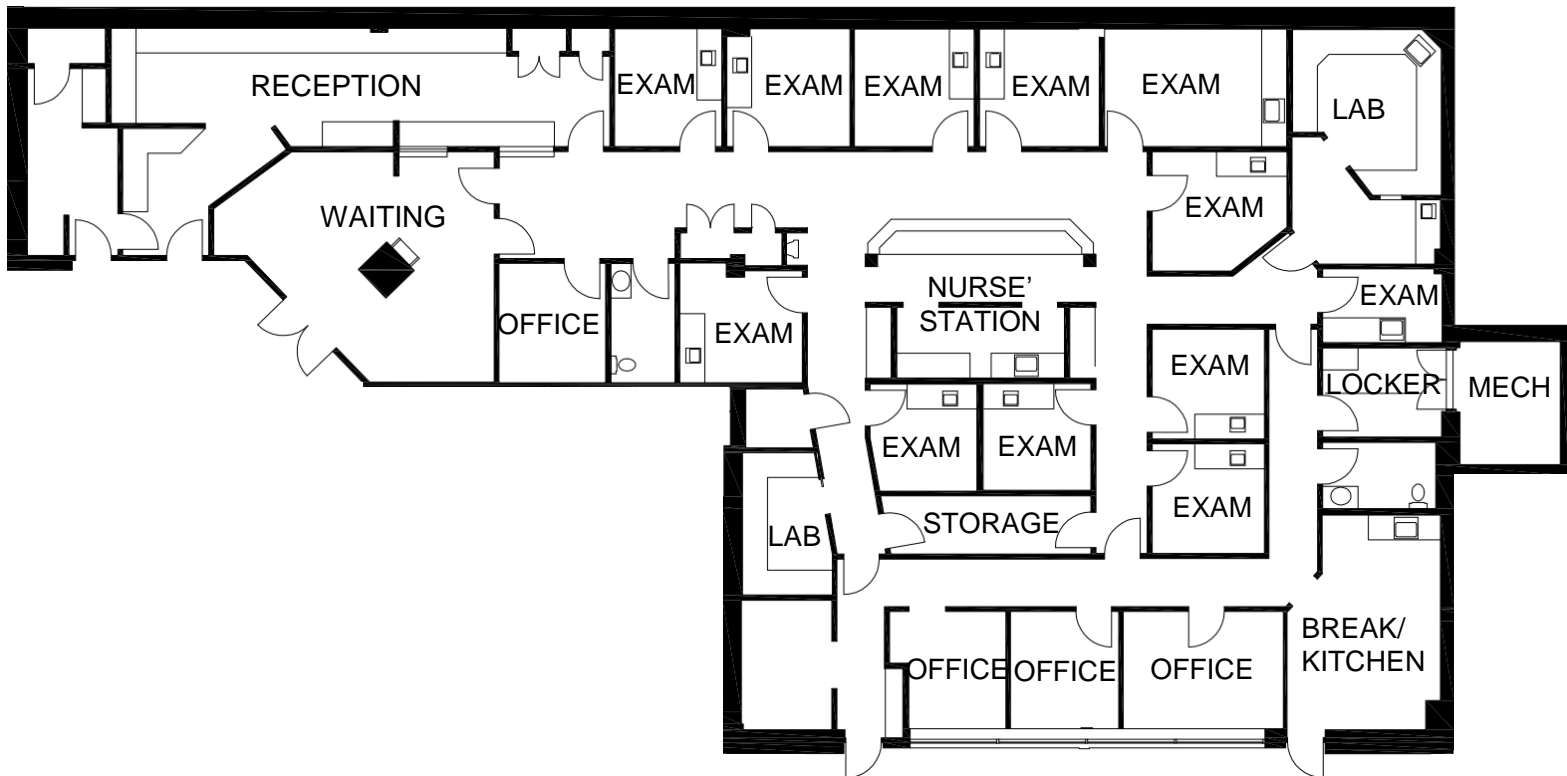
AVAILABLE FOR LEASE

Suite 1 – 5,113± SF

- Former pediatric space on ground floor of building with suite entry just steps from main entry to building.
- Large waiting area and reception area with
- Eleven (11) exam rooms and four (4) private offices
- Nurses' area
- Large storage area, three (3) lab areas, break room, two (2) restrooms dedicated server room
- Two separate private staff entrances.

 Click to view Virtual Walkthrough

SUITE 1	5,113± SF
SUITE 2	4,996± SF
SUITE 9	1,873± SF
SUITE 10	4,963± SF
SUITE 12	4,052± SF
SUITE 112	4,789± SF
SUITE 132	2,851± SF
SUITE 201	2,644± SF
SUITE 213	2,298± SF
SUITE 215	484± SF
SUITE 225	3,171± SF
SUITE 229	1,608± SF

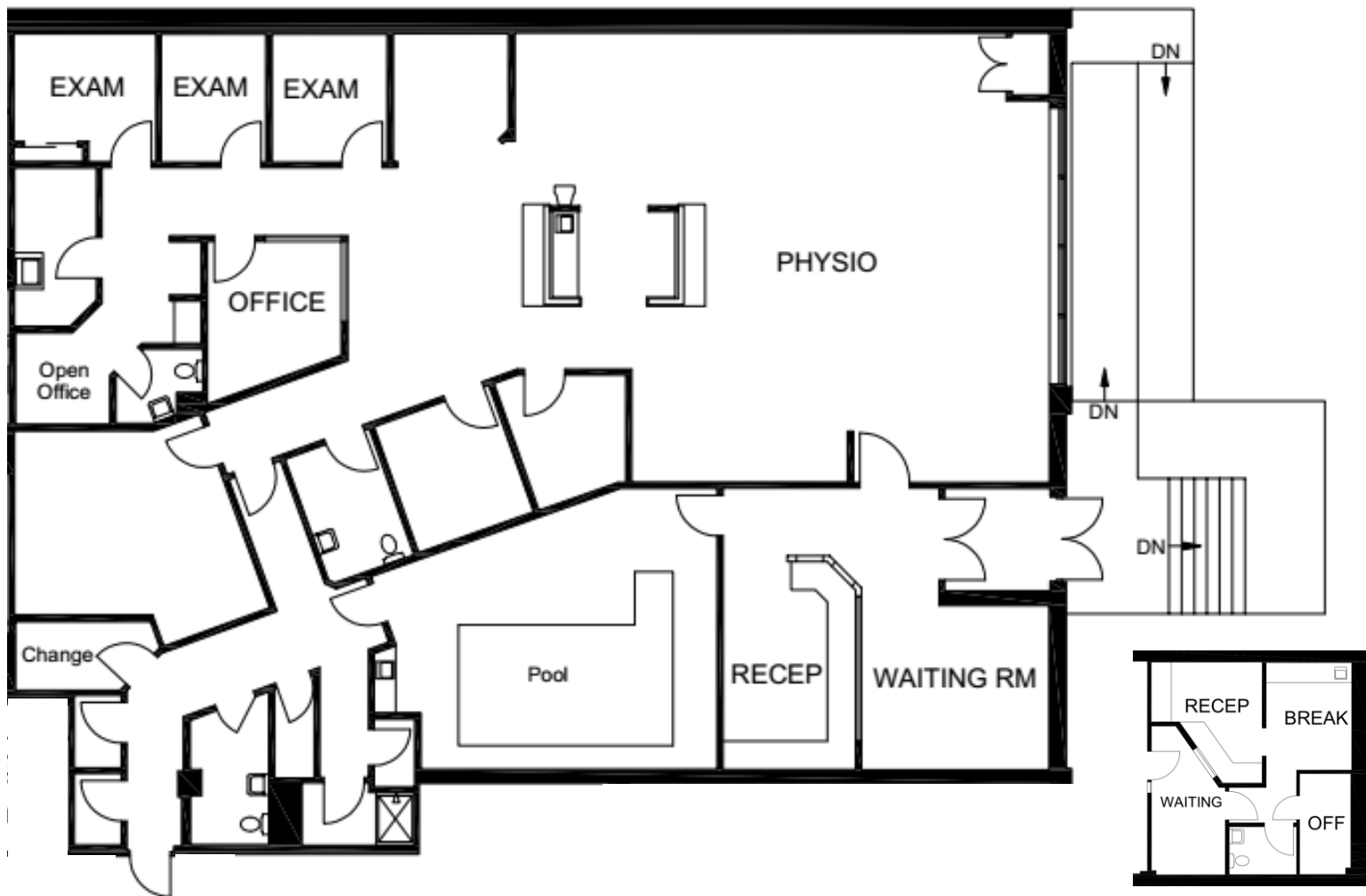


SUITE 2

4,996± SF

- Former physical therapy space on ground floor of building
- Private direct entry off parking area
- Waiting area with reception
- Aqua-therapy pool and open physiotherapy area
- Three (3) private exam rooms and three (3) treatment rooms
- Three (3) restrooms, shower
- Two (2) private offices
- Two (2) private changing areas
- Storage area

SUITE 1	5,113± SF
SUITE 2	4,996± SF
SUITE 9	1,873± SF
SUITE 10	4,963± SF
SUITE 12	4,052± SF
SUITE 112	4,789± SF
SUITE 132	2,851± SF
SUITE 201	2,644± SF
SUITE 213	2,298± SF
SUITE 215	484± SF
SUITE 225	3,171± SF
SUITE 229	1,608± SF



SUITE 9

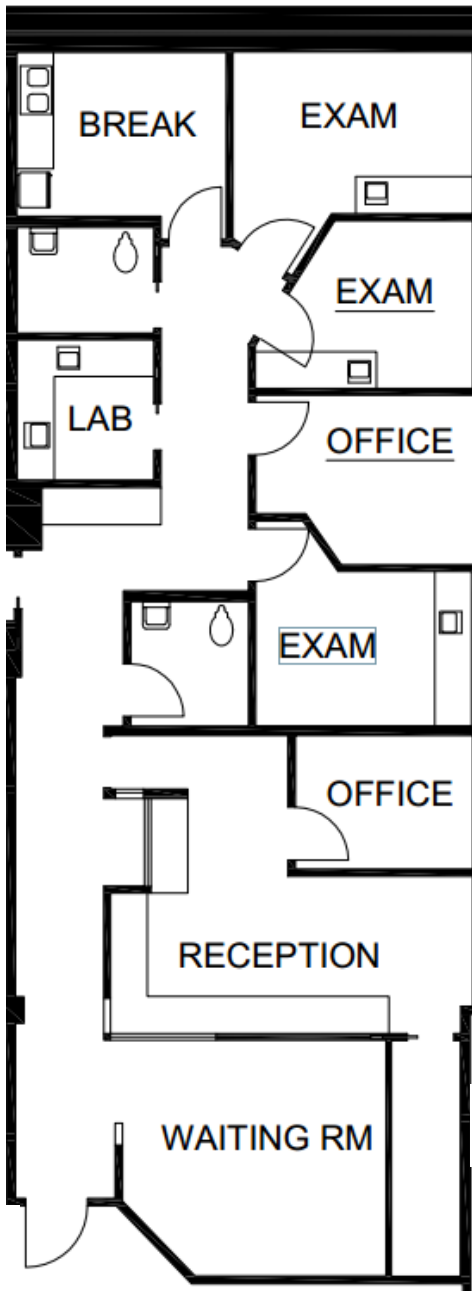
1,873± SF

- Waiting area with reception
- Three (3) exam rooms
- Two (2) private offices
- Two (2) restrooms
- Lab area, break room and server area
- Suite can be combined with Suite 10 for up to 6,836 SF of contiguous space.



Click to view Virtual Walkthrough

SUITE 1	5,113± SF
SUITE 2	4,996± SF
SUITE 9	1,873± SF
SUITE 10	4,963± SF
SUITE 12	4,052± SF
SUITE 112	4,789± SF
SUITE 132	2,851± SF
SUITE 201	2,644± SF
SUITE 213	2,298± SF
SUITE 215	484± SF
SUITE 225	3,171± SF
SUITE 229	1,608± SF



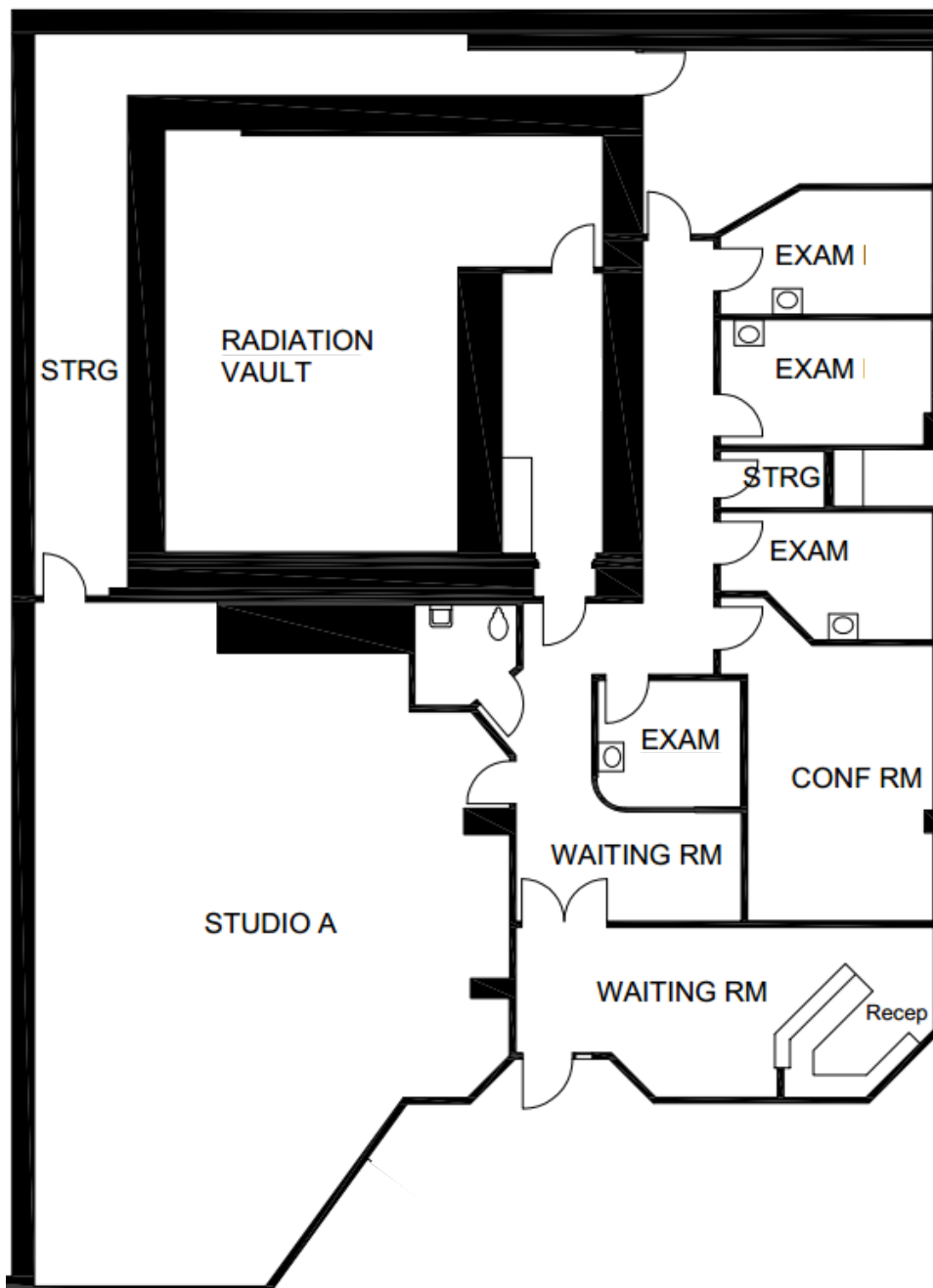
SUITE 10

4,963± SF

- Former radiotherapy suite with radiation vault
- Reception area with waiting area
- Four (4) examination rooms
- Conference or consultation room
- Storage area
- One restroom
- Large open studio area (33' x 48')
- Can be combined with suite #9 for up to 6,836 SF of contiguous space.

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SUITE 2	4,996± SF
SUITE 9	1,873± SF
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SUITE 12	4,052± SF
SUITE 112	4,789± SF
SUITE 132	2,851± SF
SUITE 201	2,644± SF
SUITE 213	2,298± SF
SUITE 215	484± SF
SUITE 225	3,171± SF
SUITE 229	1,608± SF



SUITE 12

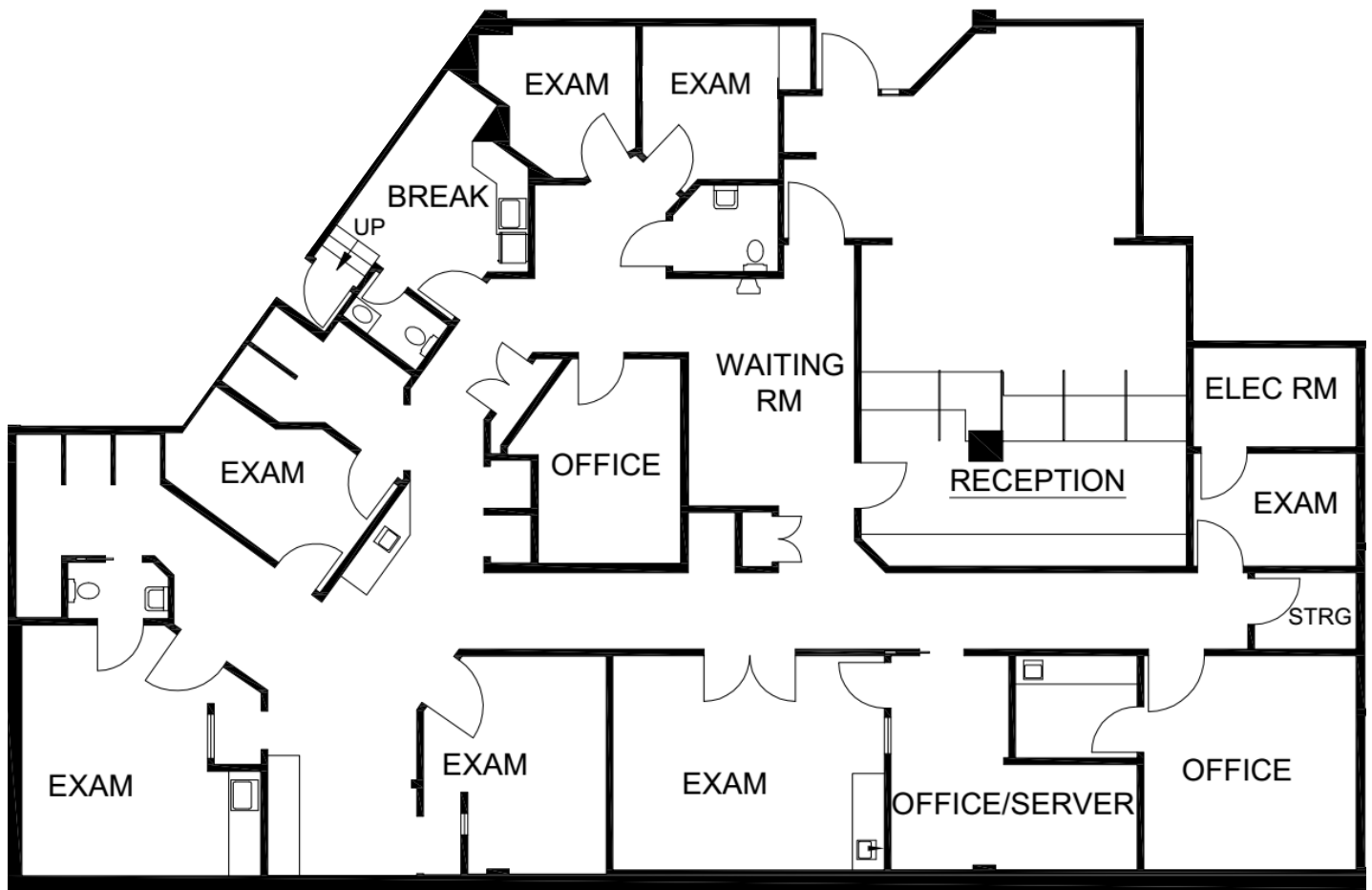
4,052± SF

- Former medical imaging suite
- Waiting / reception area
- Two (2) private offices
- Server room, electric room
- Seven (7) exam rooms, two (2) restrooms, break room
- Secondary private staff entrance.

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SUITE 2	4,996± SF
SUITE 9	1,873± SF
SUITE 10	4,963± SF
SUITE 12	4,052± SF
SUITE 112	4,789± SF
SUITE 132	2,851± SF
SUITE 201	2,644± SF
SUITE 213	2,298± SF
SUITE 215	484± SF
SUITE 225	3,171± SF
SUITE 229	1,608± SF



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SUITE 112

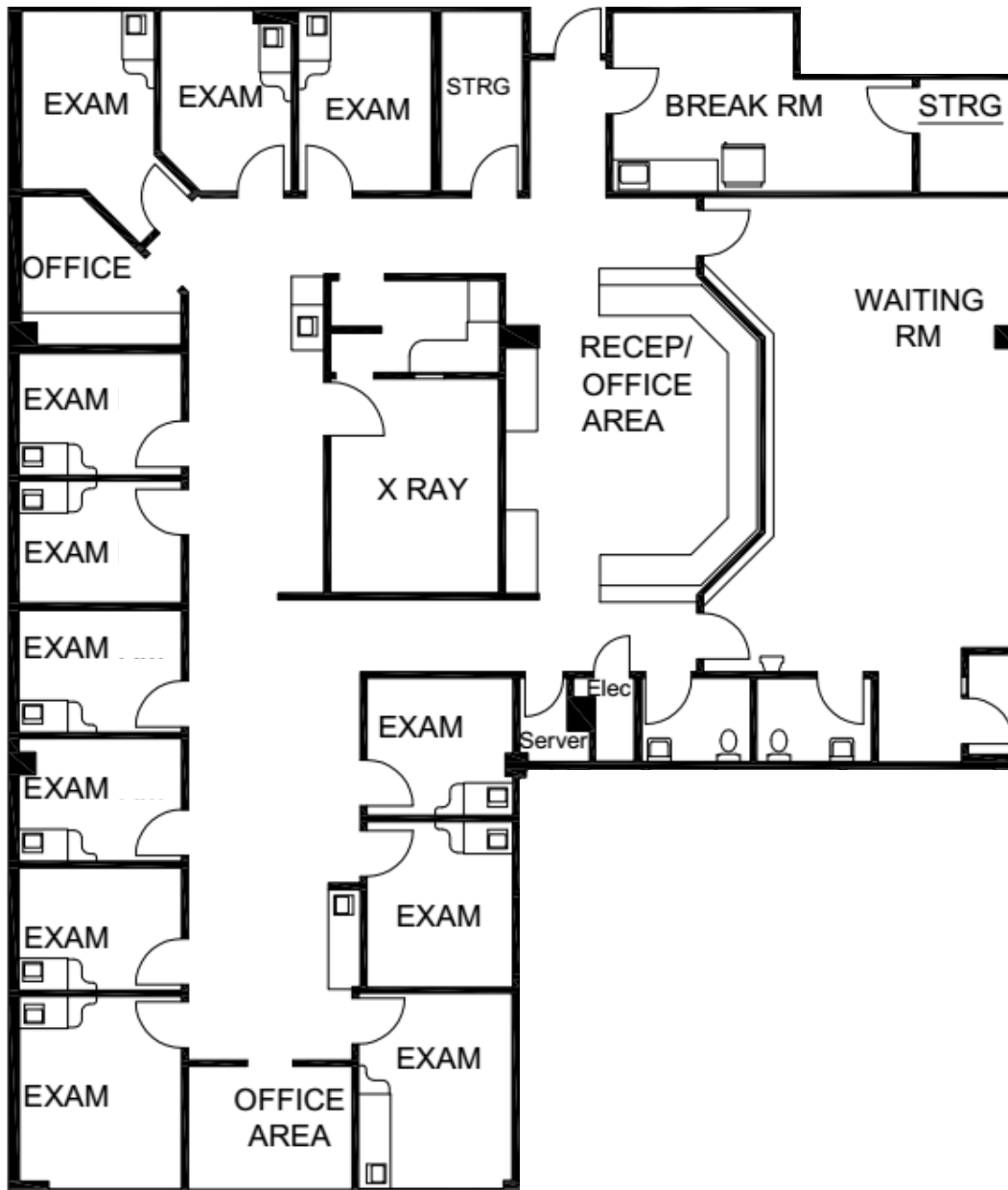
4,789± SF

- Main floor suite with large open waiting area
- Reception/office area
- Twelve (12) exam rooms
- Two (2) private offices
- Large break room, server room and two large storage rooms
- X-ray room, two (2) restrooms
- Separate private staff entrance.

SUITE 1	5,113± SF
SUITE 2	4,996± SF
SUITE 9	1,873± SF
SUITE 10	4,963± SF
SUITE 12	4,052± SF
SUITE 112	4,789± SF
SUITE 132	2,851± SF
SUITE 201	2,644± SF
SUITE 213	2,298± SF
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SUITE 225	3,171± SF
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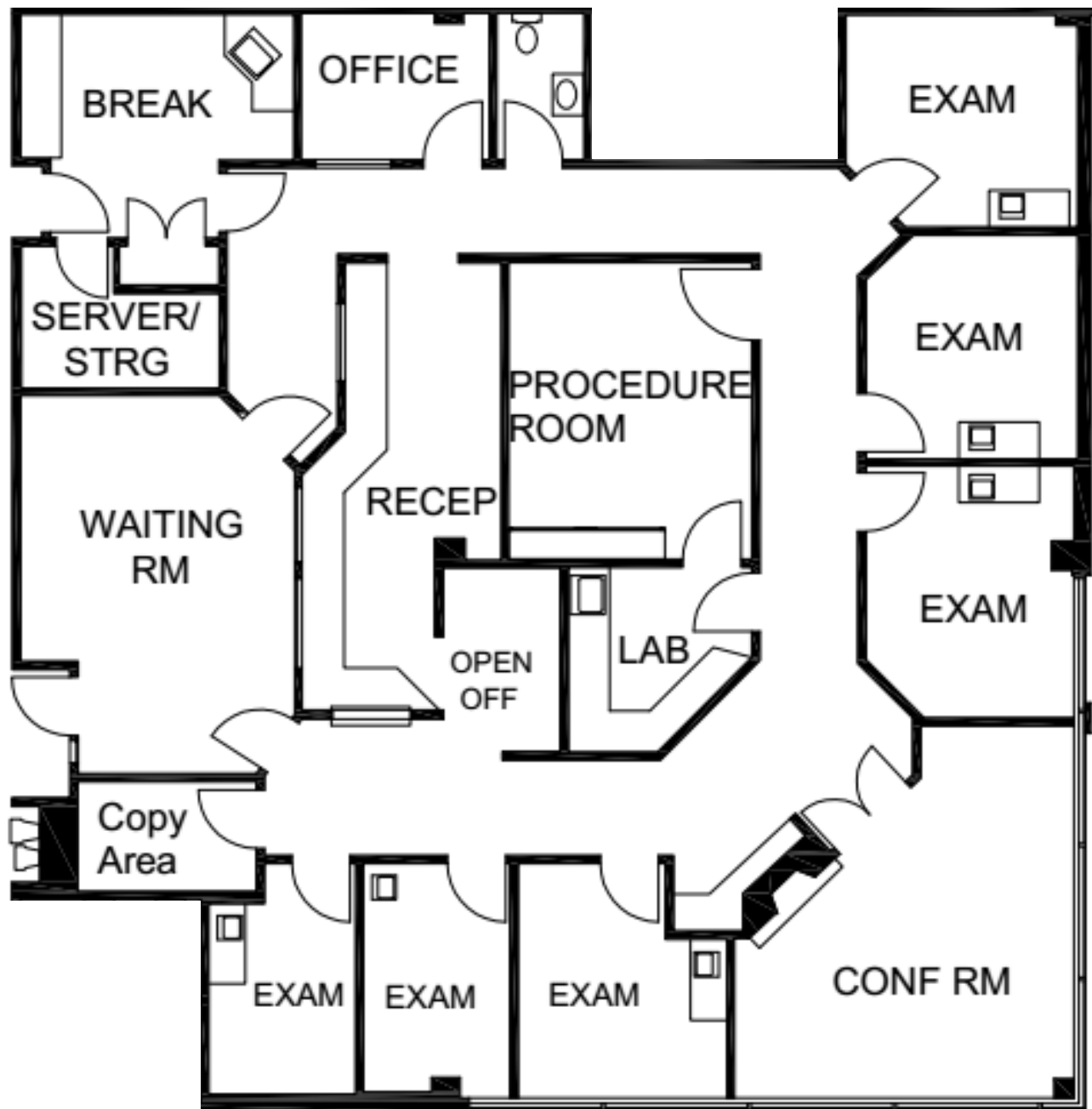
SUITE 132

2,851± SF

- Near main entrance of building
- Waiting room with reception area
- Six (6) exam rooms, procedure suite and lab area
- Large private office and/or conference room with fireplace
- Copy area, server room and break room
- Separate private staff entrance
- Restroom

SUITE 1	5,113± SF
SUITE 2	4,996± SF
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SUITE 201

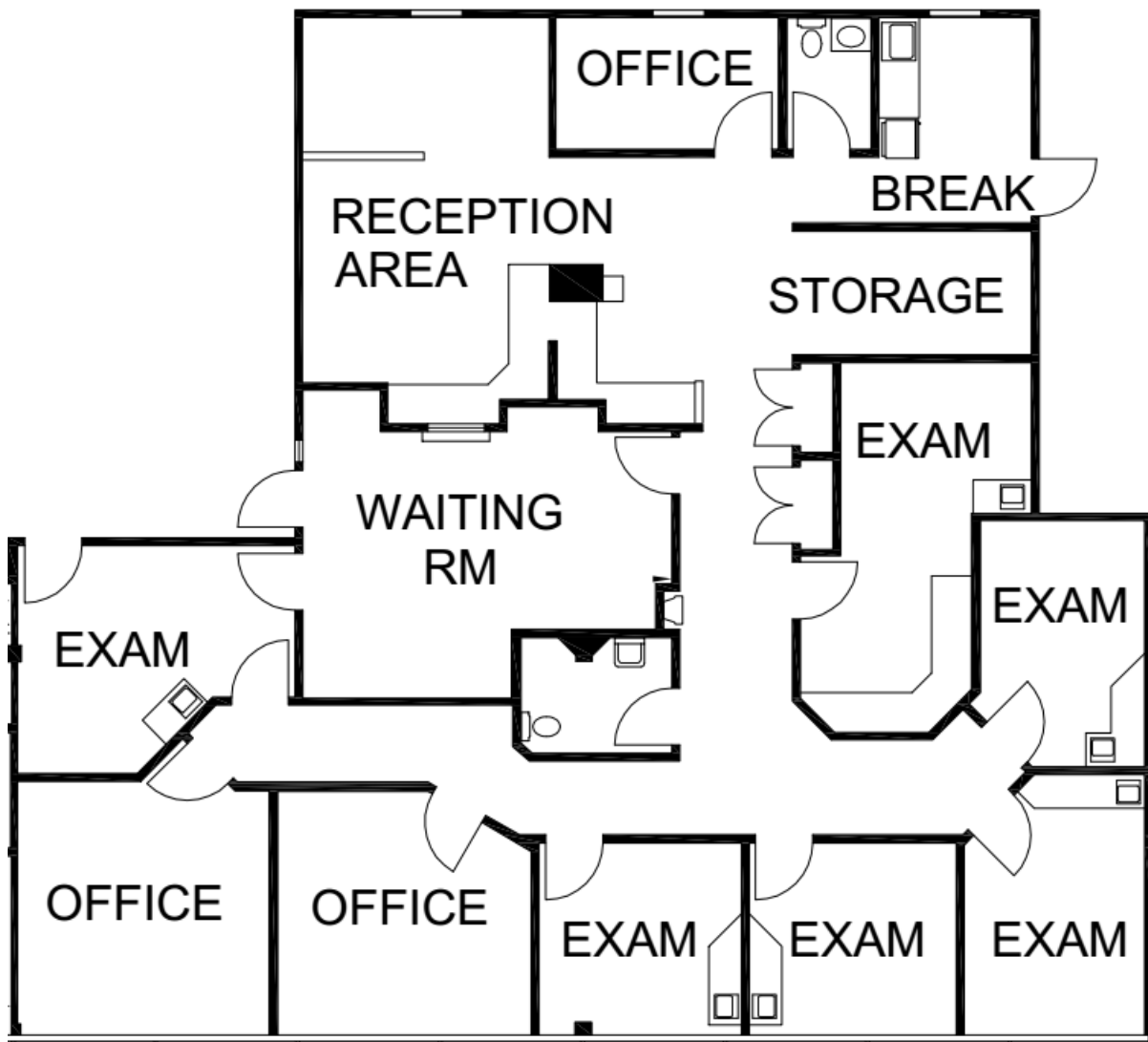
2,644± SF

- Waiting room with reception/office area
- Three (3) private offices
- Five (5) exam rooms, plus one (1) exam/lab room
- Two (2) restrooms
- Storage area, break room/kitchenette
- Separate private staff entrance.

SUITE 1	5,113± SF
SUITE 2	4,996± SF
SUITE 9	1,873± SF
SUITE 10	4,963± SF
SUITE 12	4,052± SF
SUITE 112	4,789± SF
SUITE 132	2,851± SF
SUITE 201	2,644± SF
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SUITE 229	1,608± SF



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SUITE 213

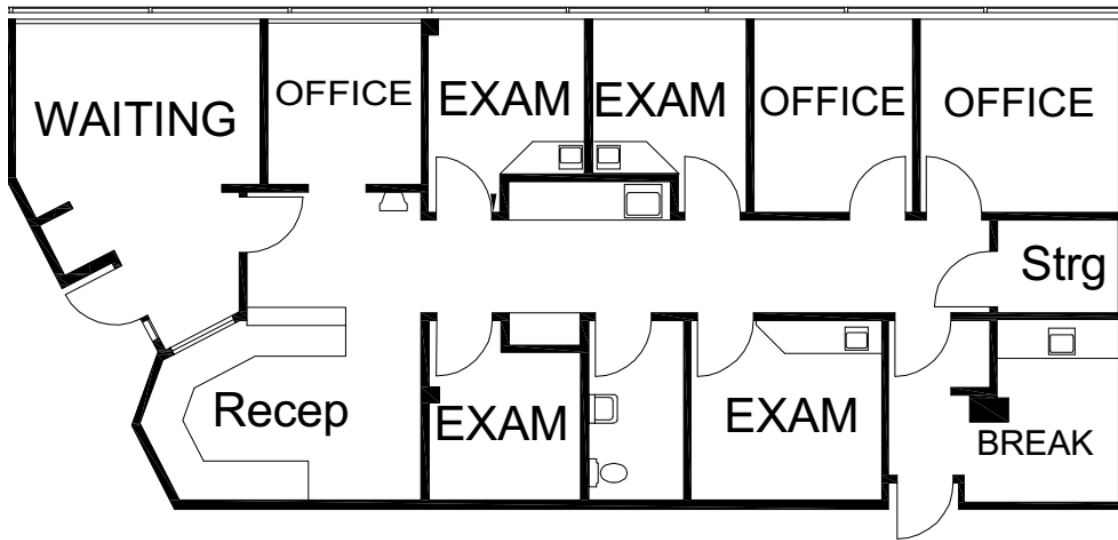
2,298± SF

- Waiting area with reception / office area
- Five (5) exam rooms
- One (1) restroom
- Three (3) private offices
- Break area and private separate staff entrance.
- Can be combined with Suite 225 for up to 5,469 SF of contiguous space.

SUITE 1	5,113± SF
SUITE 2	4,996± SF
SUITE 9	1,873± SF
SUITE 10	4,963± SF
SUITE 12	4,052± SF
SUITE 112	4,789± SF
SUITE 132	2,851± SF
SUITE 201	2,644± SF
SUITE 213	2,298± SF
SUITE 215	484± SF
SUITE 225	3,171± SF
SUITE 229	1,608± SF



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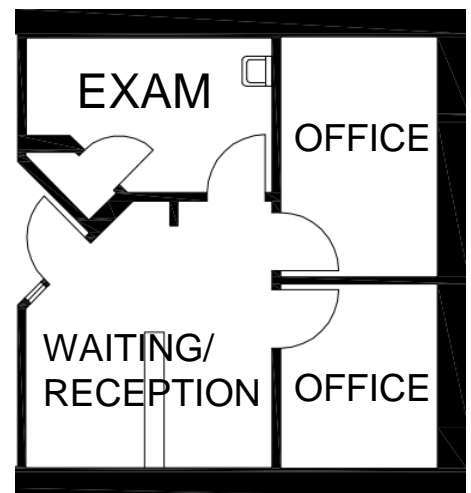
SUITE 215

484± SF

- Waiting and reception area
- Single exam room
- Two (2) private offices
- Situated just off elevator.



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SUITE 225

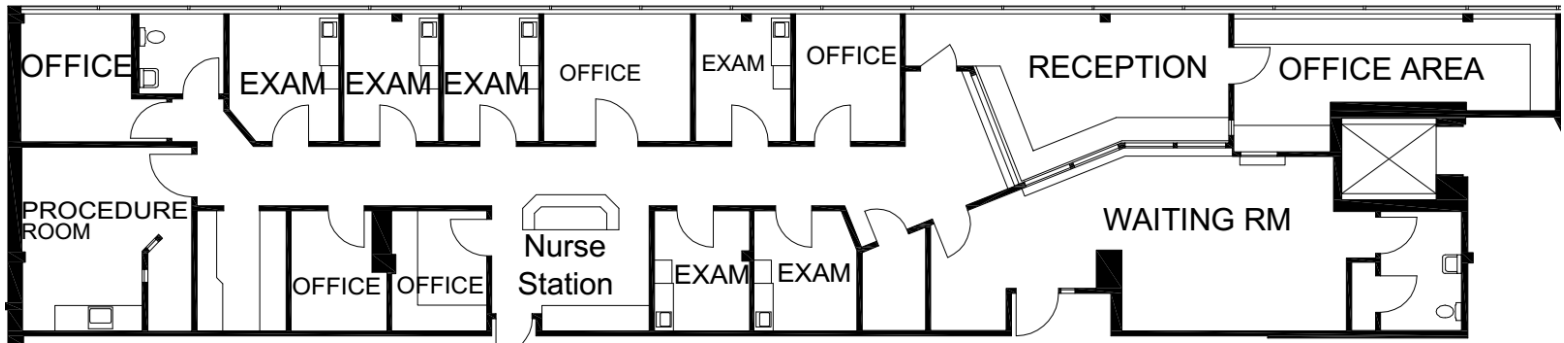
3,171± SF

- Large waiting room with restroom
- Reception with back-office area
- Six (6) exam rooms and one (1) larger exam/procedure room
- Five (5) private offices
- Work area and restroom in exam area
- Private separate staff entrance
- Can be combined with Suite 213 for up to 5,469 SF of contiguous space.

SUITE 1	5,113± SF
SUITE 2	4,996± SF
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SUITE 10	4,963± SF
SUITE 12	4,052± SF
SUITE 112	4,789± SF
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SUITE 229

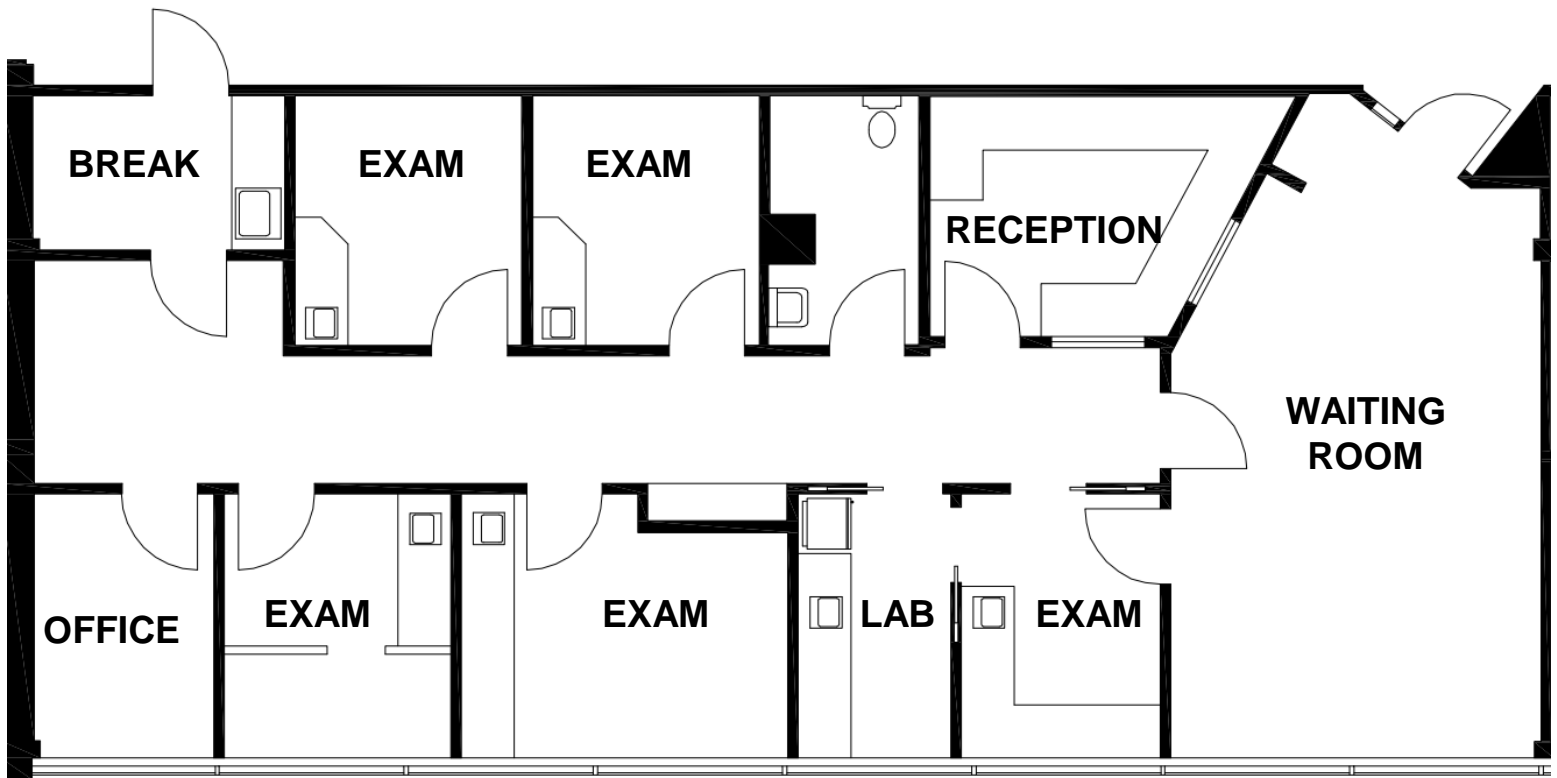
1,608± SF

- Waiting area with reception / office area
- Five (5) exam rooms, lab area
- One (1) private office
- One (1) restroom
- Break area
- Private separate staff entrance

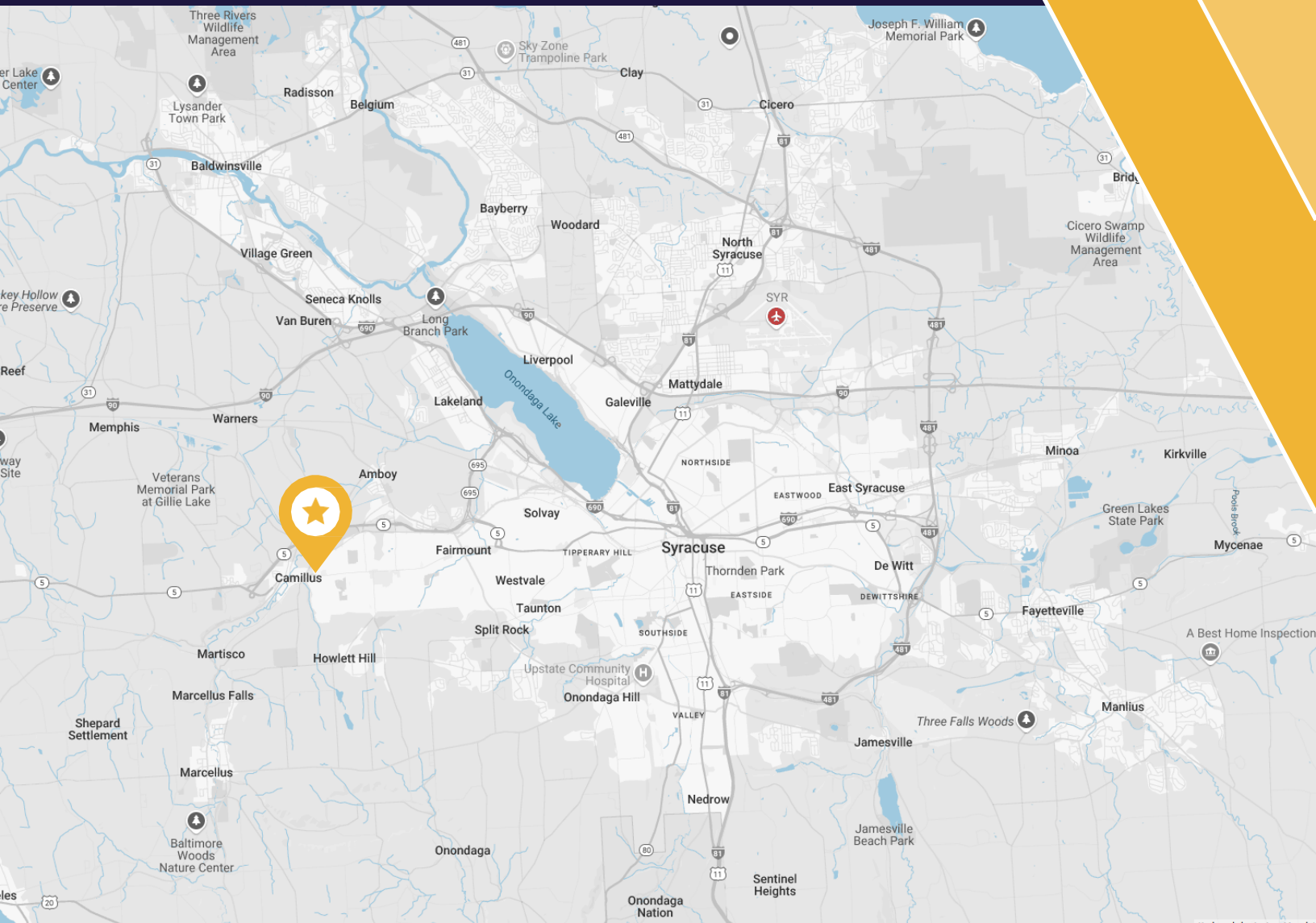
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LOCATION MAP



DEMOGRAPHICS

ONONDAGA COUNTY

469,542

2024
POPULATION

196,329

2024
HOUSEHOLDS

\$73,068

MEDIAN
HOUSEHOLD
INCOME

39.7

MEDIAN AGE

\$7,186.41

AVE. AMOUNT
SPENT ON
HEALTHCARE

\$1,410,901,135

TOTAL AMOUNT
SPENT ON
HEALTHCARE



AERIAL MAP

**MEDICAL
CENTER
WEST**

WEST GENESEE STREET

**CENTRAL NY
DEVELOPMENTAL**

**SYRACUSE HEARING
SOLUTIONS**

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