

Retail & Flex Space

In The Neighborhood Of The Arts

1344 University Ave
Rochester, NY ` 14607

Restaurant & Bar Space; High-Bay Flex Opportunity



Offering Overview

CBRE Upstate NY is pleased to offer up 29,667 square feet of adaptable mixed-use space in the Rochester's Neighborhood of The Arts. The space has been extensively improved with approximately 5,000 square feet of retail / tasting room space, and 25,000 square feet of production (distilling) / warehouse space. The availability may be demised to suit a variety of requirements.

Offering Details

- + 5,000 SF Up To 29,667 SF
- + Available Space Includes Highly Visible Retail Area & Flexible High-Bay Space
- + Lease Rate: Upon Request

Mixed-Use Redevelopment

1344 University Ave | Rochester, NY 14607

For Lease

Mixed-Use Opportunity

Offering Details

Situated in Rochester's Neighborhood Of The Arts (NOTA), 1344 University Ave is home to a diverse mix of restaurants, bars, health & wellness businesses and offices. Tenants of the property include: Forno Tony, Moo'd Burger Bar, Nine Maidens Brewing Company, Mullers Cider House, Roc City Circus, Dynamic Movement Gym (fka Rochester Parkour), The Wellness Lab, CBRE Upstate NY, Captivate Media, mb Studio, and more.

Available Space Features:

- + 5,000 - 29,667 square feet of space
- + Significant signage opportunity on University Ave
- + Existing bar and restaurant infrastructure in place
- + Space can be available in numerous variations or as a single suite
 - 5,000 SF - front facing retail with bar, kitchen, private event room and overhead doors along University Ave
 - 15,531 SF - high bay warehouse with office, 3 loading docks and overhead grade door
 - 9,136 SF - additional high bay warehouse with office and loading dock



Contact Us

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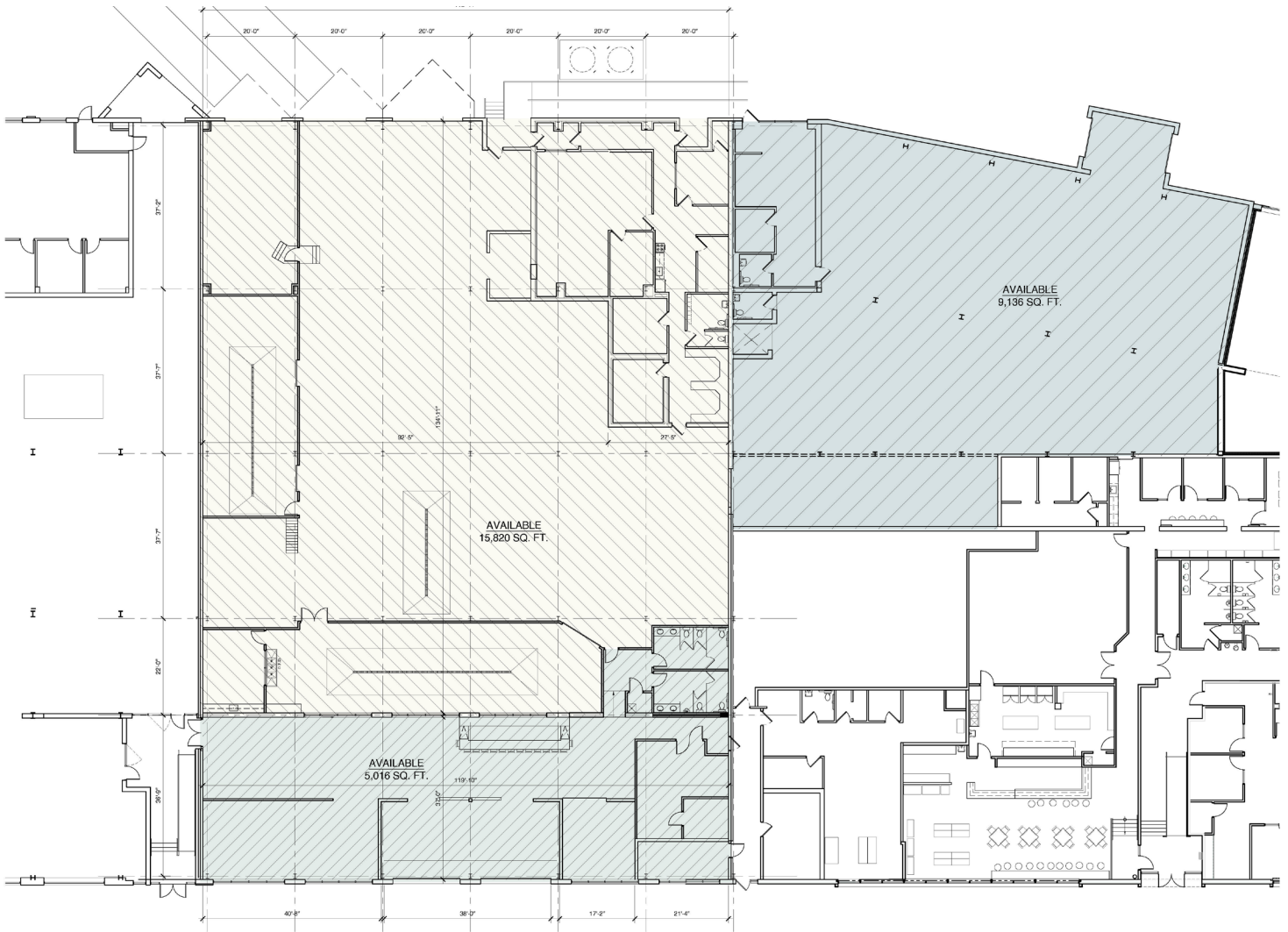
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FLOOR PLAN
SCALE: 3/32"=1'-0"

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