

FOR SUBLEASE**OFFICE & WAREHOUSE SPACE FOR SUBLEASE AT SOUTH HILL BUSINESS CAMPUS****Professional Office Space**

- 6,178+/- SF of professional office space
- Lease in entirety as 1 Suite OR smaller Suites of 3,368+/-sf or 2,810+/-sf
- Mix of private offices, office cubicles and meeting rooms
- Full Suite has features that include kitchenette, and lounge space
- Option to use cubicles and/or furnishings

Warehouse Space

- 3,438+/- SF of warehouse/light industrial space
- Lease in entirety OR smaller Suite of 1,719+/- SF each
- Open floor plan with high ceiling height
- Loading dock with dedicate access driveway

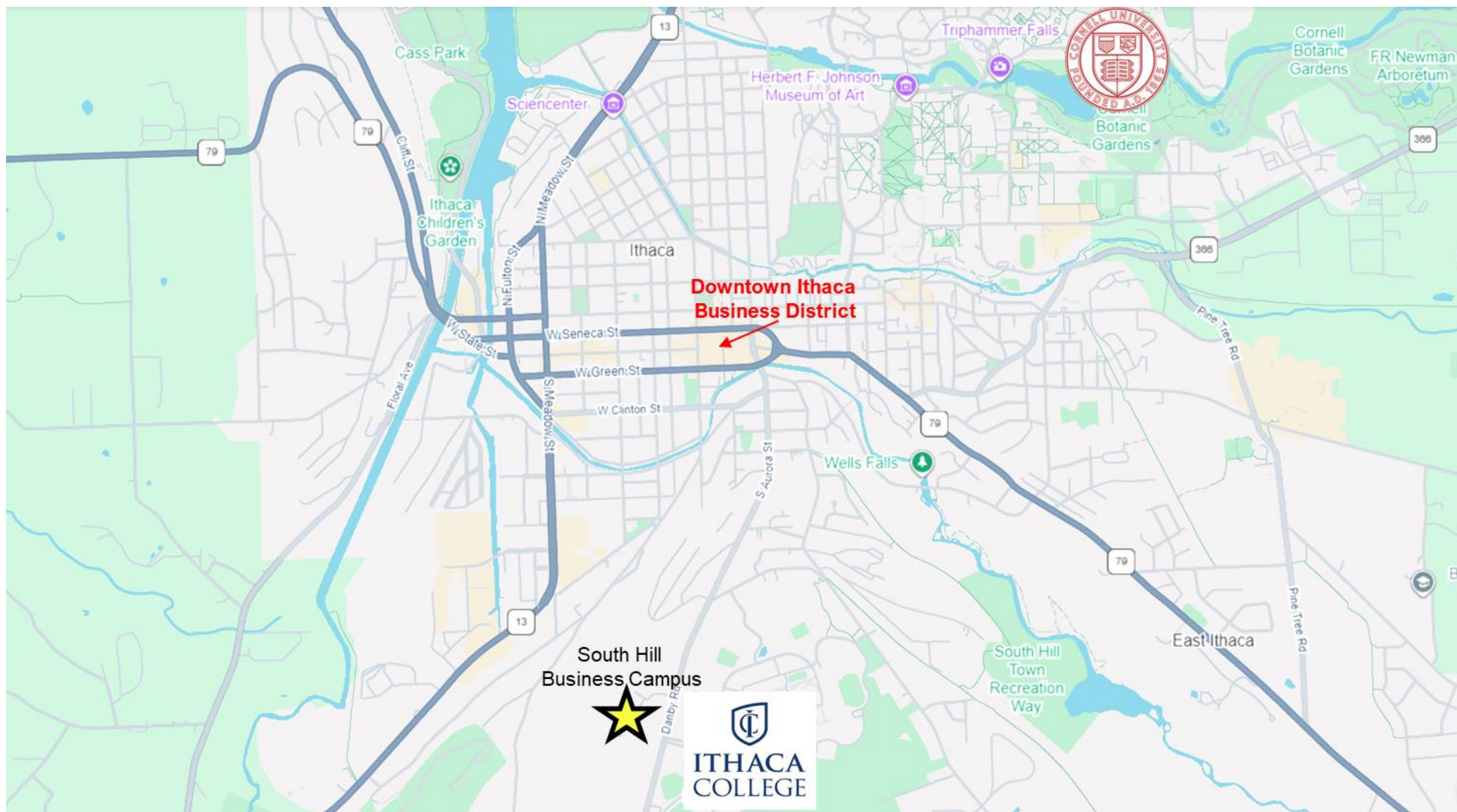
Location Highlights

- Business Campus offers numerous tenant amenities to include shared conference room for large meetings, cafe', gym, and on-site management and maintenance support
- Ample free, on-site free parking and City/County bus service has stop at the property
- Across from Ithaca College Campus and within minutes of Downtown Ithaca & Cornell University Campus

**EXCLUSIVE CONTACT**

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Office Floor Plans





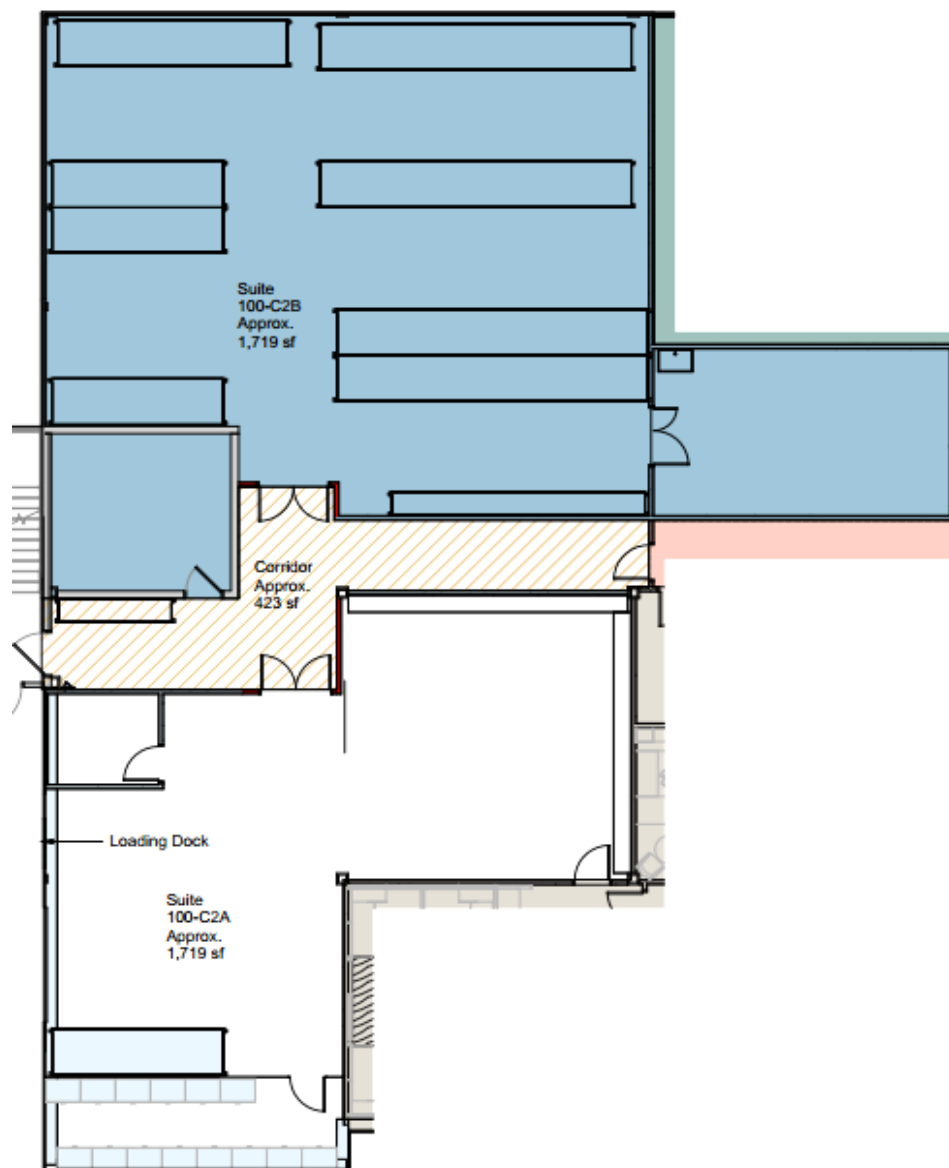
**CUSHMAN &
WAKEFIELD**



**Pyramid Brokerage
Company**

**950 Danby Road
Ithaca, NY**

Warehouse Floor Plans





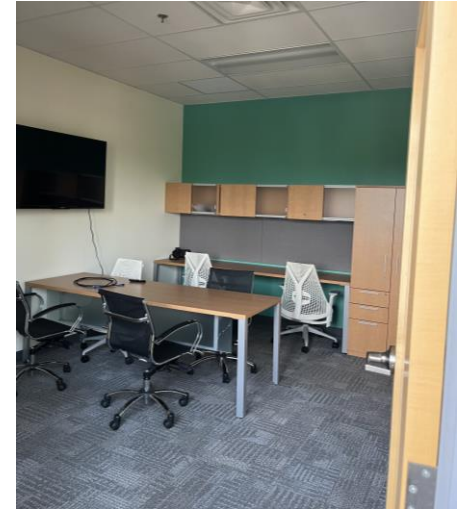
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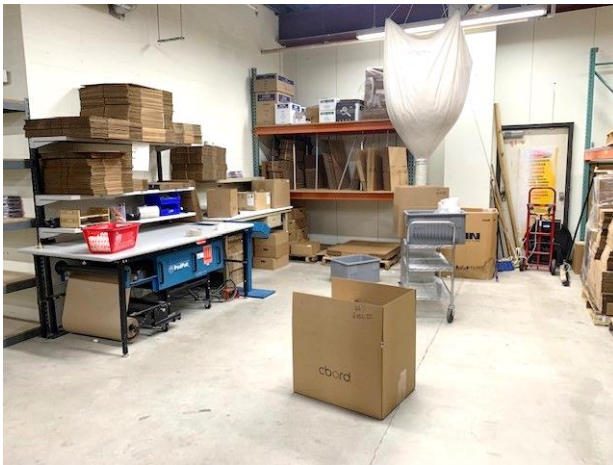
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Office Photos



Warehouse Photos



South Hill Business Campus Amenities



On the Go Cafe



Gym



Outdoor Eating
Area



Conference Room Entry



Conference Room



Conference Room