

FOR LEASE



TOWN CENTRE PLAZA

2199 E HENRIETTA RD, ROCHESTER, NY 14623

12,180 SF / 9,450 SF / 4,477 / 1,947 SF INLINE
& PAD SITE AVAILABLE

building relationships.
maximizing **potential.**

PROPERTY SUMMARY

Towne Centre Plaza | 2199 E Henrietta Rd, Rochester, NY 14623



PROPERTY SUMMARY

Property Address	2199 E Henrietta Rd, Rochester, NY
County	Monroe
MSA	Rochester, NY
Property Type	Retail
Building Size	103,895 \pm SF
Lot Size:	49.58 \pm Acres
Traffic Counts	E Henrietta Rd: 20,819 vpd
Parking	280+ Spaces
Lease Price	Upon Request
Space Available	Pad Site, 1,947-12,180 SF
Ground Lease Price (Pad Site)	Upon Request

PROPERTY HIGHLIGHTS

- 500' of road frontage
- 20,000 + vehicles per day in front of site
- Signalized access point
- Pylon signage visibility
- Adjacent to Wegmans, McDonald's, Starbucks, Tim Hortons, CVS
- Near dense residential neighborhoods
- 100+ unit apartment development coming across the street
- Ideal for QSR, medical, retail, or service use

LOCATION DESCRIPTION

Located in Rochester, NY, just off I-390, this site sits along E. Henrietta Road in the high-traffic South of Jefferson retail corridor. It's minutes from the commercial hub at Jefferson Road, surrounded by national brands and established neighborhoods, making it a key access point between residential communities and major shopping destinations.

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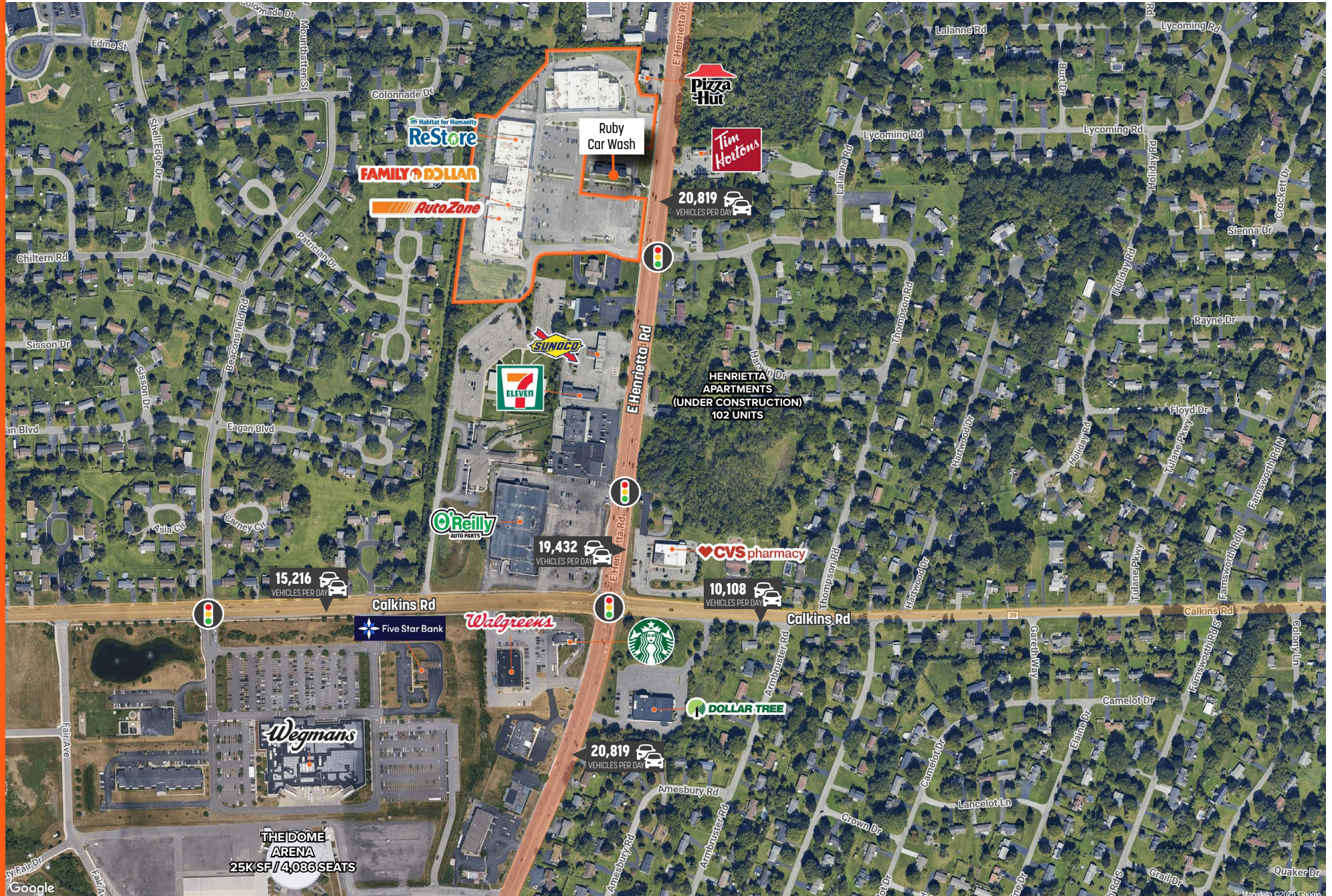
PROPERTY PHOTOS

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SITE AERIAL

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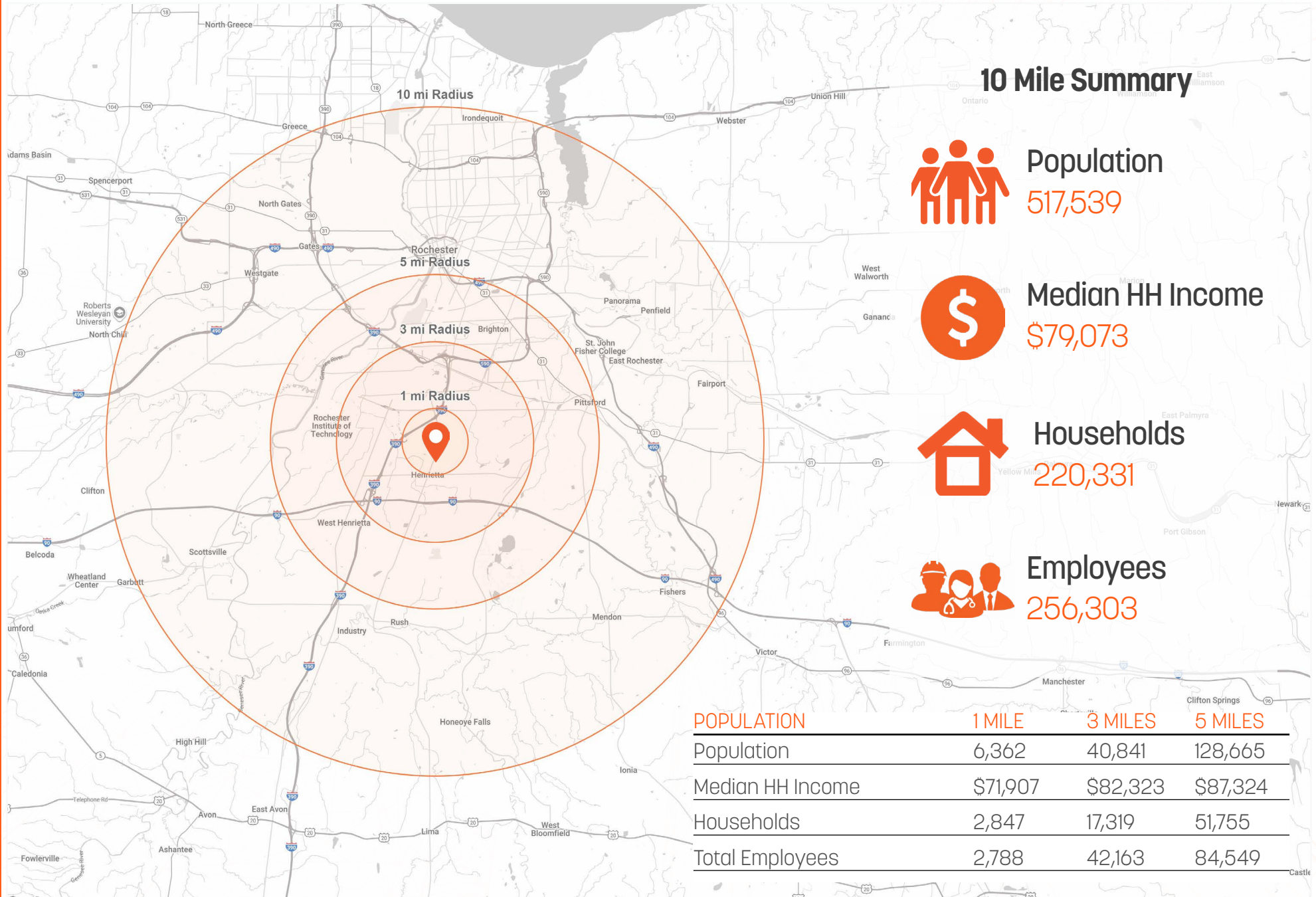


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DEMOGRAPHICS SUMMARY

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EXCLUSIVELY REPRESENTED BY

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