

FOR LEASE

Perinton Hills Shopping Center

Fairport, NY

SUITE 18 – AVAILABLE IMMEDIATELY



4,000 SF - Retail/Office Space

Property Highlights

- DIRECTLY ACROSS THE STREET AND SHARES A SIGNAL LIGHT WITH NEWLY REMODELED AND EXPANDED WEGMANS
- Mixed use Retail/Office space available in the heart of Fairport/Perinton
- Grand arch façade entry way for signage
- Skylights for natural lighting
- Ample frontage and great visibility
- Adjacent to new high-end multifamily housing development.
- Property offers ample amount of parking, building signage, high traffic counts, and great street appeal
- Surrounding tenants include Wegmans, Aldi, Panera, Walgreens, Denny's, Tops, Napa Wood Fired Pizza, Summit Federal Credit Union, Starbucks, Subway, DiBella's, Wendy's, McDonalds, Key Bank, and Dunkin Donuts.



For more information, please contact:

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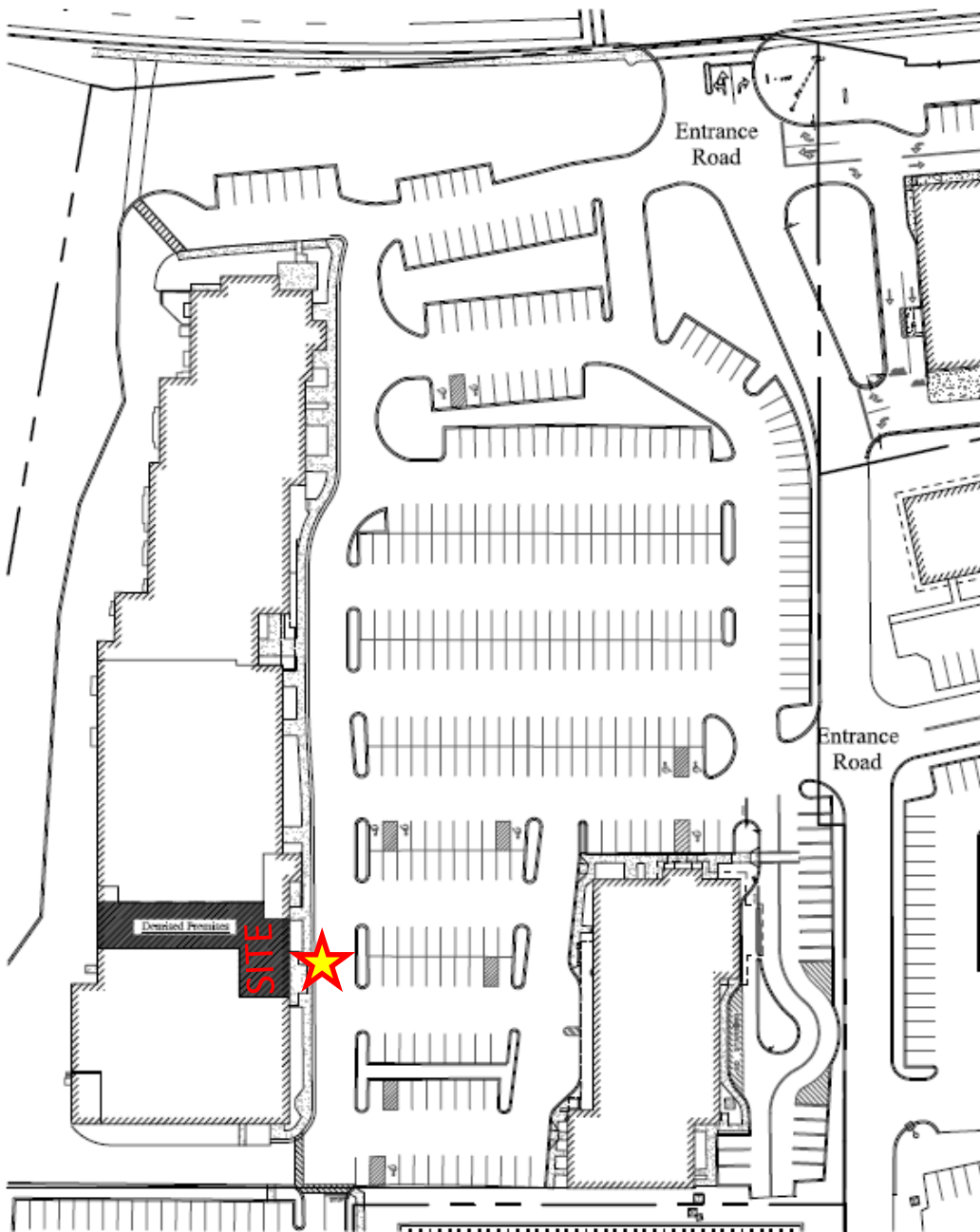
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Traffic Counts	1 Mile
Pittsford-Palmyra Road	24,434 ADT
Moseley Road	14,424 ADT
Source: NYS DOT	



Demographic	1 Mile	3 Miles	5 Miles
Population	7,345	40,708	93,864
Households	3,369	17,014	37,467
Average Income	\$95,091	\$104,531	\$110,157
Source: ESRI		Business Analyst	

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