

7,872 SF MEDICAL OFFICE BUILDING FOR SALE

MEDICAL OFFICE OPPORTUNITY

BUILDING FEATURES	
Building Size	7,872 ± Sq. Ft.
Lot Size	1.00 ± Acres
Parking	Private Surface Lot
Zoning	OB

Property Highlights

- Traditional Medical Office
- Central Amherst Location
- Lots of nearby amenities
- Easily accessible, in close proximity to I-290
- Ample parking
- Park-like setting
- Ideal for: medical practice, surgeon, clinical space, insurance office, general medical, professional office



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	6,618	109,352	301,088
Average Household Income	\$86,259	\$86,914	\$79,946

For more information, contact:
ROBERT H. COWING, III
 Associate Real Estate Broker
 716.852.7500 ext 103
rcowing@pyramidbrokerage.com

RICHARD J. SCHECHTER
 Associate Real Estate Broker
 716.852.7500 ext 102
rschechter@pyramidbrokerage.com

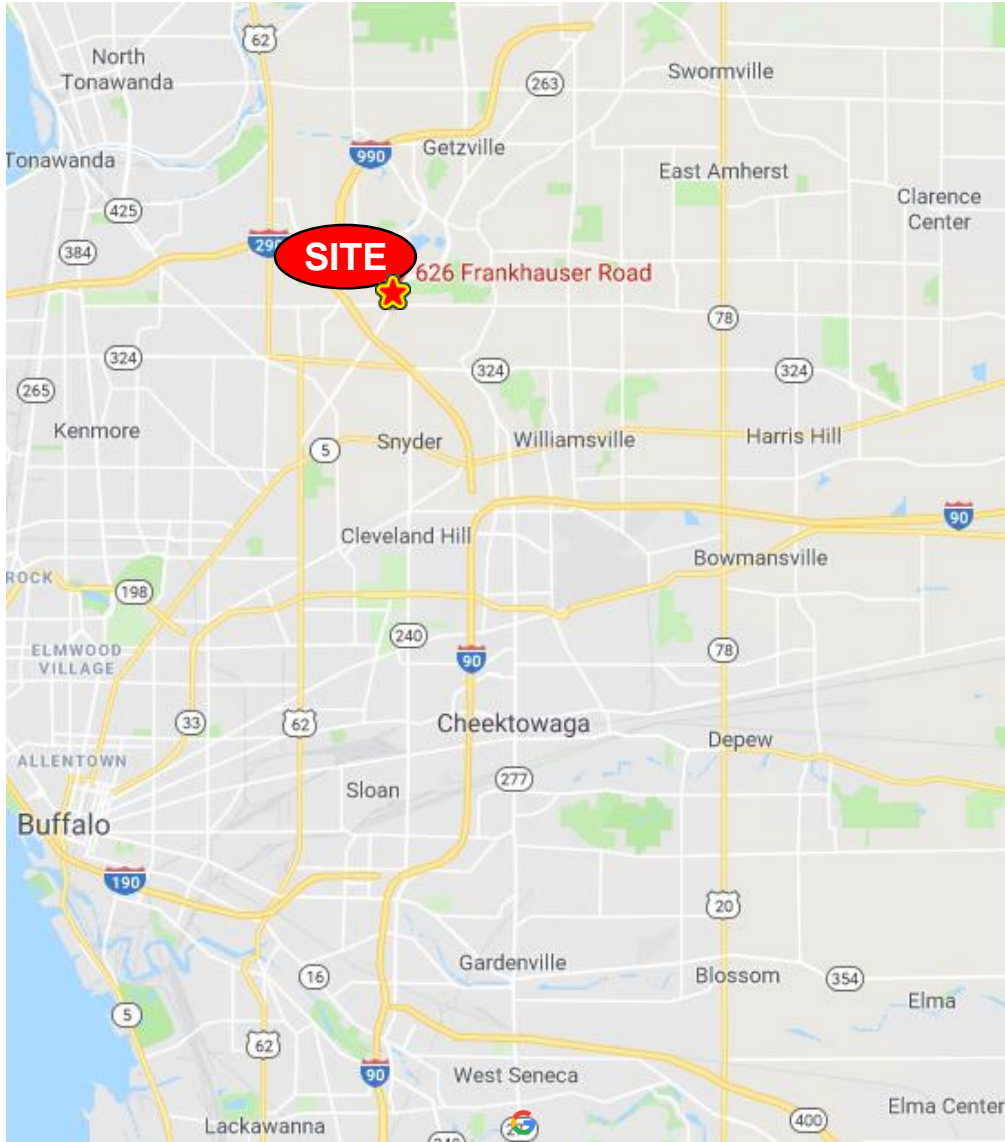
14 Lafayette Square, Suite 1900
 Buffalo, New York 14203
 phone: +1 716 852-7500

pyramidbrokerage.com

FOR SALE

626-630 Frankhauser Road

Williamsville, New York



Location Map



Tax Map