

J. Fiorie & Co.

A Commercial Real Estate Brokerage Company

For Lease
 26,500 ±SF
 Ferris Terrace
 Village of Victor, NY



Approved
 by the Village of Victor

West Main Street

Victor, NY 14564

Property Features

- Located in the Heart of the Village of Victor, at the Signalized intersection of West Main Street at South High St, with access to and from School Street.
- Ferris Terrace is an Exciting Newly Approved mixed-use development featuring luxury apartments, and first floor Retail and Medical space.

Amenities

- Great Visibility and Access
- Strong Demographics
- Traffic count 23,095 AADT
- Only 3 miles south of NYS Thruway exit 45
- Only 2.7 East of I-490

Demographic Report

157 West Main St	2 Miles	3 Miles	5 Miles	7 Miles
Population	9,108	16,740	31,685	60,886
Households	3,605	6,732	12,509	24,250
Med HH Income	\$83,690	\$78,513	\$81,974	\$87,121



Available Size **2,000 - 26,500 ±SF**

Year Built **Proposed**

Lease Rate **Based on Tenant buildout requirements NNN**

Parking **Shared 143 ±Cars retail (Residential underground)**

For more information:

Todd Bezenah

Commercial Real Estate Salesperson

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683 Pittsford Victor Road
 Suite 300
 Pittsford, NY 14534

www.jfiorieco.com

2018

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Coming Soon!



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Aggregate Daily Traffic Count = 27,468 AADT

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