

UP TO 25,970 SF HYATT REGENCY OFFICE SPACE

DOWNTOWN CBD OFFICE AVAILABILITY

BUILDING FEATURES

Total Building Size	364,748 ± Sq. Ft.
Total Available	Up To 25,970 ± Sq. Ft.
Breakdown of Availability	Plaza: 5,162 ± Sq. Ft. Street Level: 5,460 ± Sq. Ft. Second Floor: 6,808 ± Sq. Ft. Third Floor: 8,540 ± Sq. Ft.
Lot Size	1.06 ± Acres

Property Highlights

- Downtown Buffalo office space available for lease
- Located at the corner of Main Street and West Huron street
- Convenient to Rapid Transit station and NFTA bus routes
- Enjoy all of the amenities of the adjoining Hyatt Regency
- Covered walkway/bridge over West Huron Street and Pearl Street which connects the building to the Augsperger Parking Ramp
- Within walking distance to the Theatre District and Financial District
- Many area amenities nearby including entertainment, restaurants, retail, offices, fine dining, theatre, convenience stores, banks
- Proximate to the KeyBank Center, Canalside, Inner/Outer Harbor on Lake Erie
- Easy access to the Kensington Expressway (Route 33)
- Ideal for: professional office user

For more information, contact:

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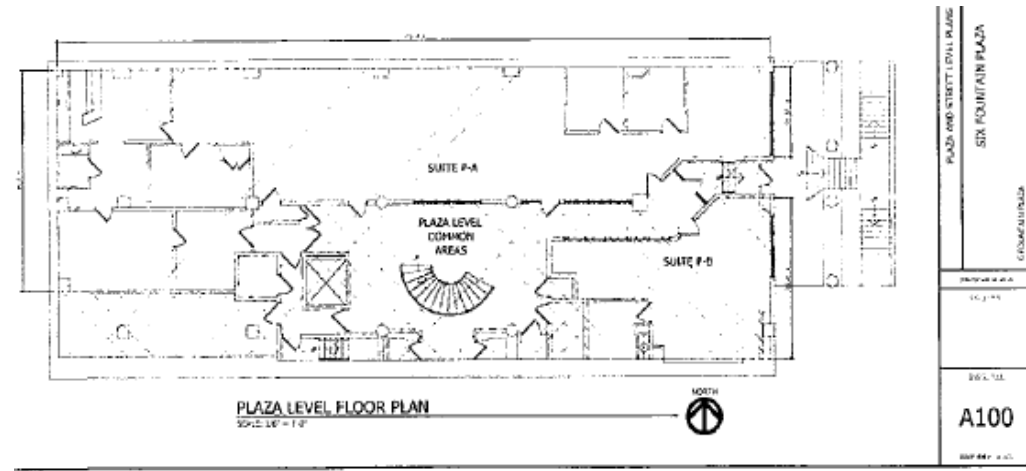
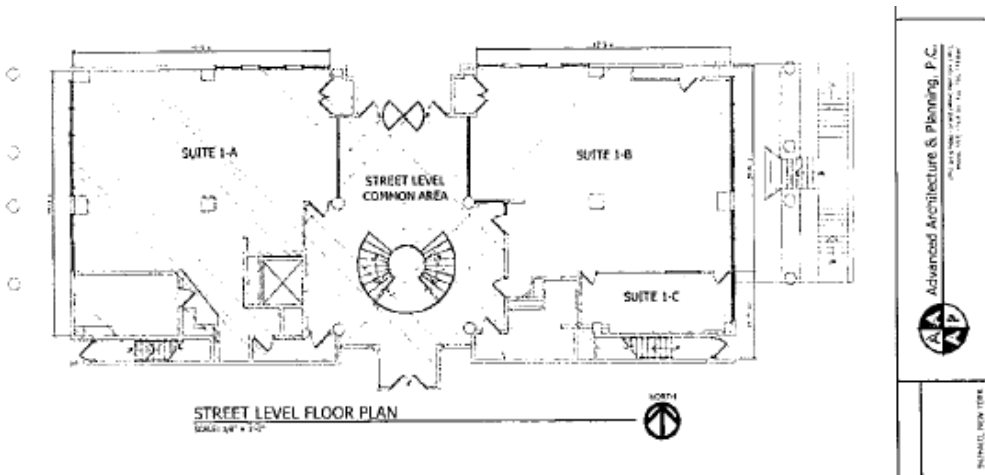
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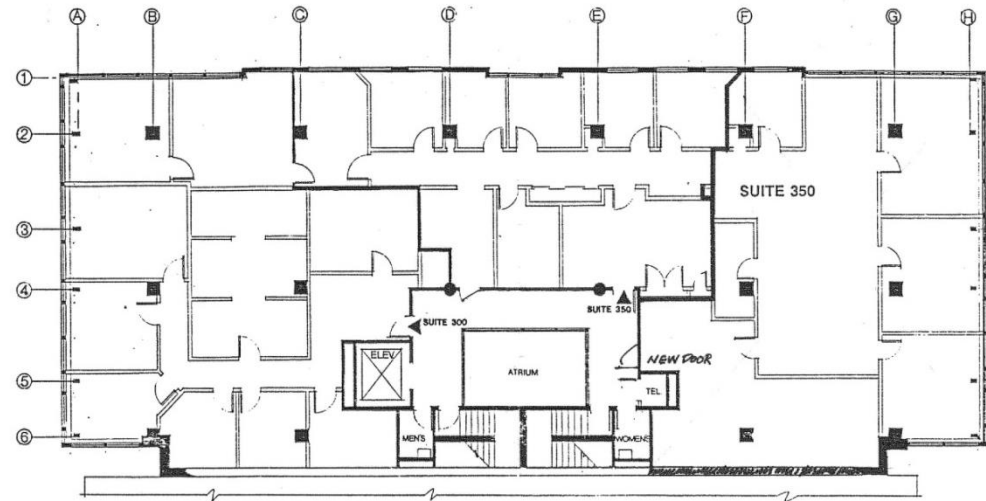
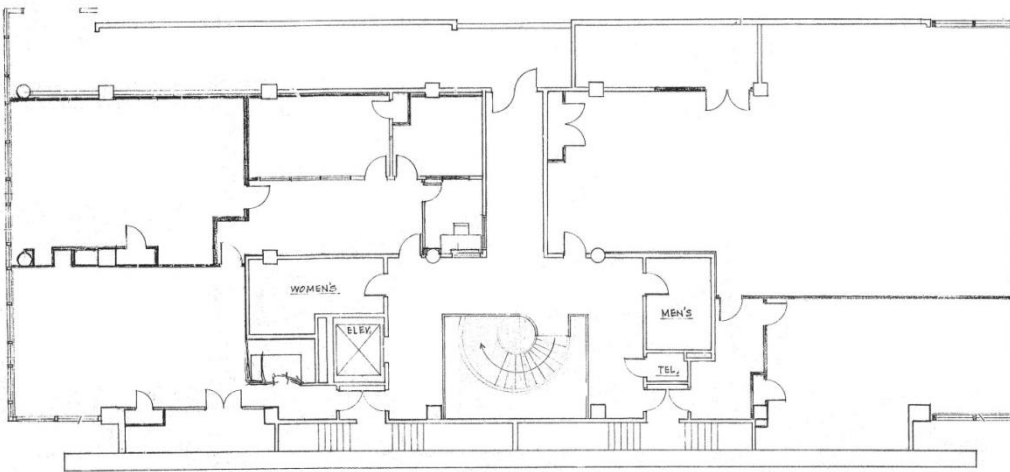
DEMOGRAPHIC	1 MILE	3 MILE	5 MILE
Population	18,898	105,966	272,926
Avg. HH Income	\$22,984	\$26,782	\$32,905

FOR LEASE
6 Fountain Plaza
 Buffalo, New York

Street / Plaza



Second / Third Floor



Floor Plans