



# 214 COMMERCIAL STREET

Medina, NY  
Northeast Corner Prospect Avenue

## INDUSTRIAL FOR SALE

## 59,082sf AVAILABLE



**SNAPPY IS RELOCATING TO IMPROVE SERVICE TO OUR CUSTOMERS!**

### ORLEANS COUNTY MANUFACTURING FACILITY

<b>TOTAL AVAILABILITY</b>	59,082 ± Sq.Ft.
<b>LOT SIZE</b>	2.38 ± Acres
<b>ZONING</b>	CBD – Central Business District
<b>PARKING</b>	Ample

#### FEATURES

- 53,580sf ± Manufacturing Building
  - 5,500sf ± Freestanding Storage Building
  - 4,000 sf ± Air-Conditioned Office Space
  - 16' to 18' Clear Height Ceilings
  - 800 Amp/ 110/208 Volt Power
  - Larger Building is Fully Sprinklered
  - Five (5) Truck Level Doors
  - Outside Storage
  - Ample Parking
  - Well-Maintained
- Situated in the Heart of Orleans County
  - Conveniently Located Between Buffalo & Rochester
  - Located Near the Border of the USA & Canada, Within a Day's Drive of 75% of the Population of North America
  - Plenty of Amenities & Services Nearby



#### IDEAL FOR

- Manufacturing
- Contractor
- Distribution Company
- Logistics Company

**FOR MORE INFORMATION, PLEASE CONTACT:**

**John Ticco**  
Commercial Sales & Leasing

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**Pyramid Brokerage Company**

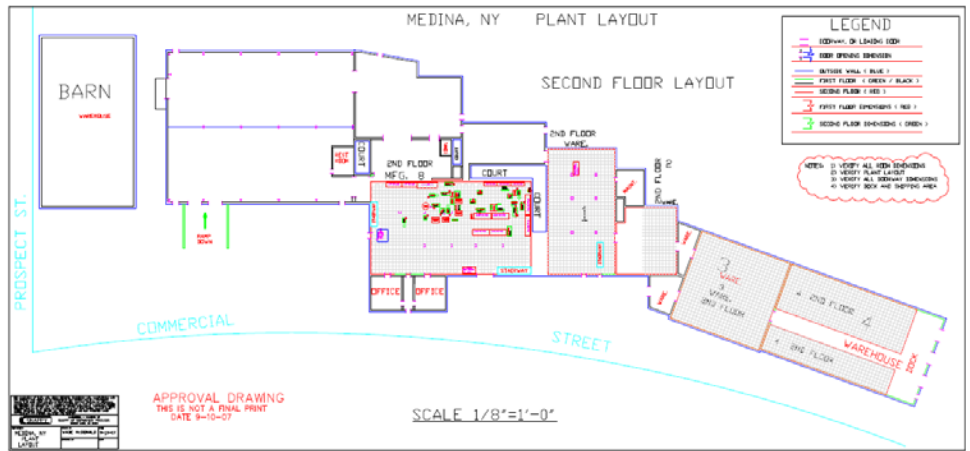
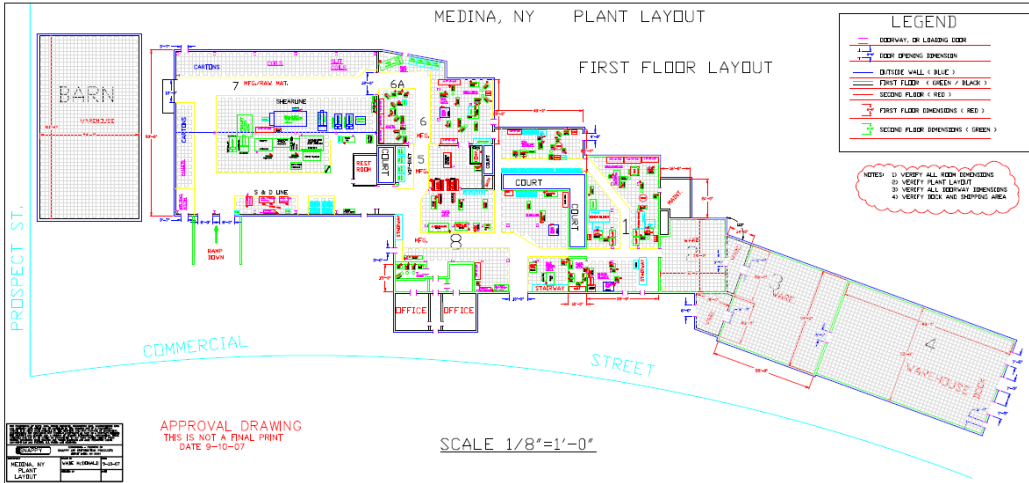
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INDEPENDENTLY OWNED AND OPERATED

# FLOOR PLANS



# SURVEY

