

OFFICE SPACE AVAILABLE

Victor Heights Corporate Park

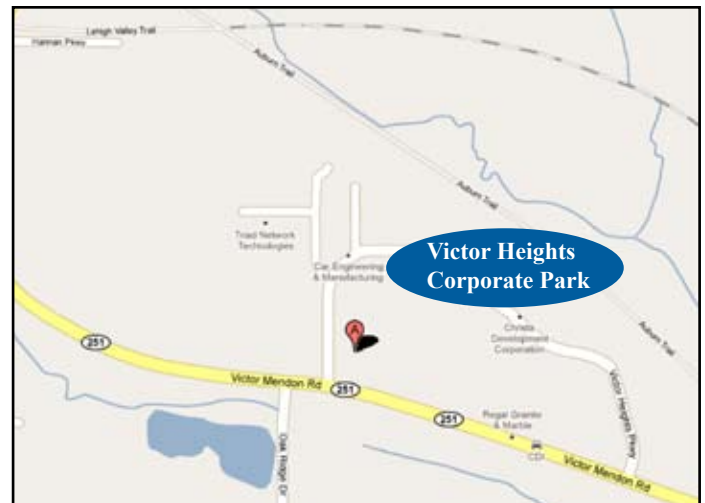
Victor, New York

50 Victor Heights Parkway - Available February, 2013



- Frontage on Victor Heights Parkway and NYS Route 251.
- 4,815 SF building with ample parking, separate entrance, and visible signage.
- Amenities include: large reception area, kitchen facilities, rest rooms, open work spaces as well as private offices, large conference spaces, mail/production area, and outdoor patio area.
- Close proximity to plenty of retail establishments and restaurants.
- Full service property management
- All utilities included
- Available February, 2013

Premier buildings that offer potential users the ideal business environment. Situated in the Town of Victor, Ontario County, Victor Heights Corporate Park is located off NYS Route 251, just one mile southwest of NYS Route 96 and 251 Interchange. The NYS Thruway (I-90) and Interstate 490 are a mere three miles away. Victor Heights Corporate Park is comprised of 28 acres with several Office and Class A Flex Buildings.



For inquires or personal tours contact:

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119 Victor Heights Parkway • Victor, NY 14564



A List of Nearby Amenities Follows



Victor, New York

Area Amenities

Fast Food:	Denny's Wendy's Chili's Burger King Food Court at Eastview Mall	Charlies' Restaurant Pizzeria Uno Moe's Southwest Grill Subway Various eateries in the Town of Victor
Restaurants:	Horizons Restaurant at Woodcliff The Distillery Biaggi's Ristorante Italiano - Eastview Mall Bonefish Grill - Eastview Mall Champps Americana - Eastview Mall Longhorn Steakhouse	Olive Garden P.F. Chang's China Bistro - Eastview Mall Richardson's Canalhouse Inn TGI Friday's Peter Geyer Steakhouse Umi Japanese Hibatchi Steakhouse
Food Specialty:	Tim Hortons Dunkin' Donuts	Cole & Parks - Bakery Cafe & Coffee Co. Starbucks Coffee
Hotels/Motels:	Holiday Inn Express Hotel & Suites Homewood Suites Microtel Hampton Inn Extended Stay Hotel	The Lodge at Woodcliff Brookwood Inn Delmonte
Banks:	M & T Bank ESL at Cobblestone Court Canandaigua National in Eastview Mall	Citizens Bank at Eastview Mall Canandaigua National - Town of Victor
Day Care:	Kindercare	TLC Adventures Day Care
Health Clubs:	Planet Fitness	Lodge at Woodcliff Fitness Club
Shopping:	Victor Crossing - Walmart - Khol's - FiveBelow - PetSmart Eastview Mall - regional shopping center - Lord & Taylor - JC Penny - Macy's - BonTon	Cobblestone Court - K-Mart - Bed, Bath & Beyond - Circuit City - Dick's Sporting Goods - Michaels Crafts Eastview Commons - Home Depot - Target - Staples - Old Navy
Airport:	Greater Rochester International Airport	