

414 FRANKLIN

414 Franklin Street Buffalo, NY 14202



PROPERTY FEATURES:

3 apartment units on floors 1, 2, & 3

Price range \$1750-\$1850

1343 to 1370 square feet, in 1- bedroom configurations

Corner of Franklin St & Virginia St

Empire Style Building

One spacious apartment per floor

New solid oak wood flooring

Period moldings and fixtures

Ceramic tile in bathrooms and kitchens

Walk-in closets

Washer and dryer in unit

Pre-wired for security systems

HVAC with temp control - central air

24 hour maintenance

Utilities included: water/garbage

Pets welcome

Adjacent off-street parking lot
(1 space per apt.)

Additional storage available

Smoke Free

IN THE NEIGHBORHOOD:

Surrounding Restaurants & Entertainment:

- Medical District
- Allentown
- Elmwood

Grocery Shopping:

- Allentown Trading Company (1 minutes)
- Wegmans Amherst Street (11 minutes)
- Wegmans delivery (order online)

Gym:

- Ellicott Square Fitness

Tenant Discounts:

- **Ask about the Ellicott Elite program**

**Additional photos, floor plans, and more about Ellicott Developments properties - available online*