

1091 MAIN

COMMERCIAL LEASING:

716.8540060

www.EllicottDevelopment.com

CORPORATE OFFICE:

Ellicott Square Building

295 Main St. Suite 700

Buffalo, NY 14203



NOW LEASING

Buffalo Niagara

Premiere Medical Campus Location Designed by Smith + Associates Architects, this edgy new structure offers a modern exterior with interior materials selected to communicate an aesthetic connection to the adjacent historic Church. 1091 Main offers Class A office and retail space along with underground parking to accommodate 58 vehicles. Ample surface parking is available.

Property Highlights

Street-Level New Construction

Located 1 Mile from the Heart of Downtown Buffalo

After Hours Security System

Professionally Managed

Abundant Parking

CONVENIENT ACCESS TO AND FROM

Downtown Buffalo

Allentown

Elmwood Village

Buffalo Niagara Medical Campus

All Major Through-fares

Major Sporting Events, Restaurants and Courts

BUILDING SIZE

6-story 167,000 sq ft

LEASING

Retail and Medical Office Space

AVAILABLE SPACE

83,457 sq ft

Landlord will subdivide to accommodate individual requirements

PROPERTY FEATURES:

Current Tenants

General Physician, P.C.

UPD Dental Associates

LeMed Pharmacy

Health Plus Management

Community Bank

Available Space

Just over 83,400 sq ft. Will subdivide to accommodate on individual requirements

Immediate Available Occupancy

1ST FLOOR

1,594 sq ft available

2ND FLOOR

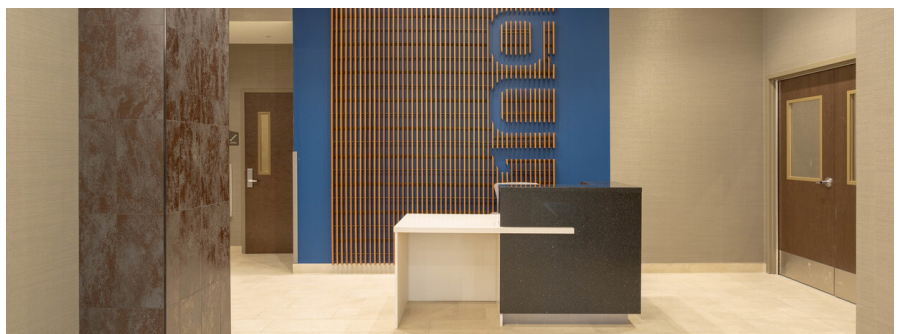
3,437 sq ft available

3RD FLOOR

N/A

4TH, 5TH, 6TH FLOORS

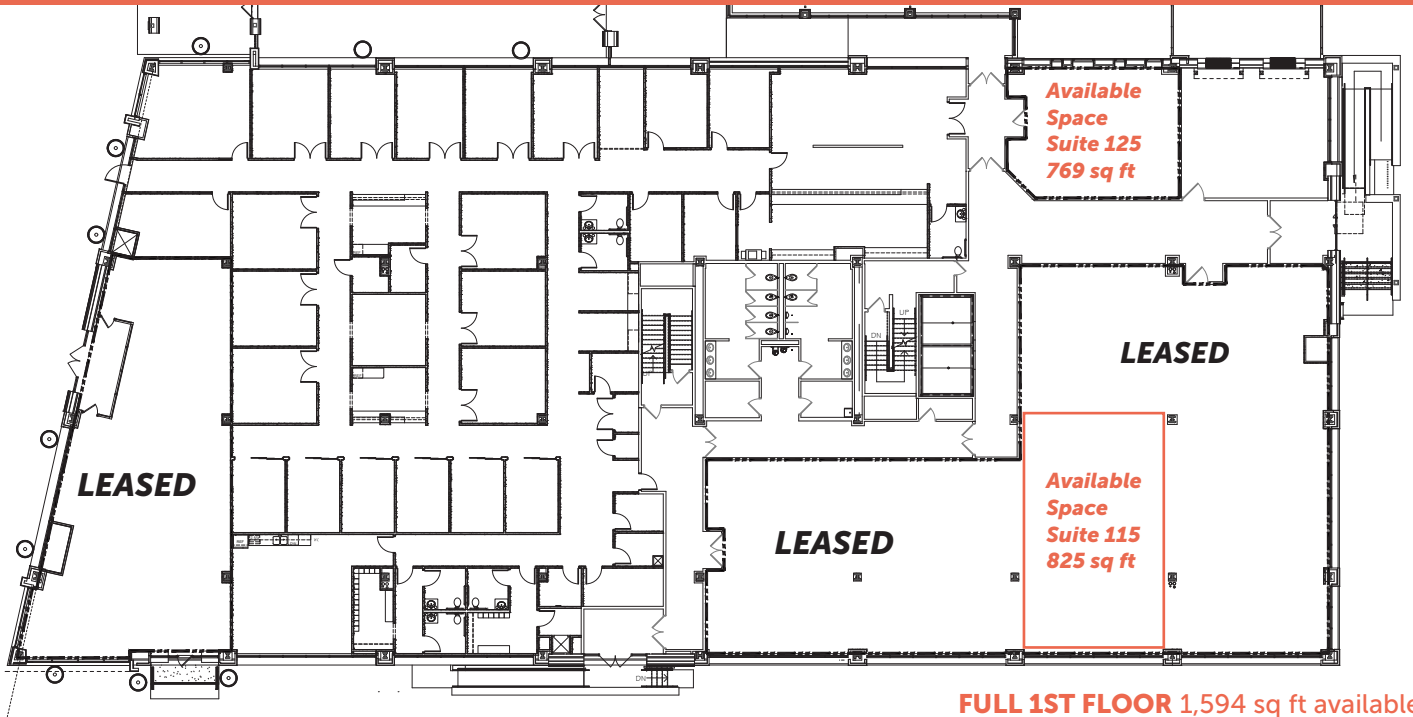
26,142 sq ft available



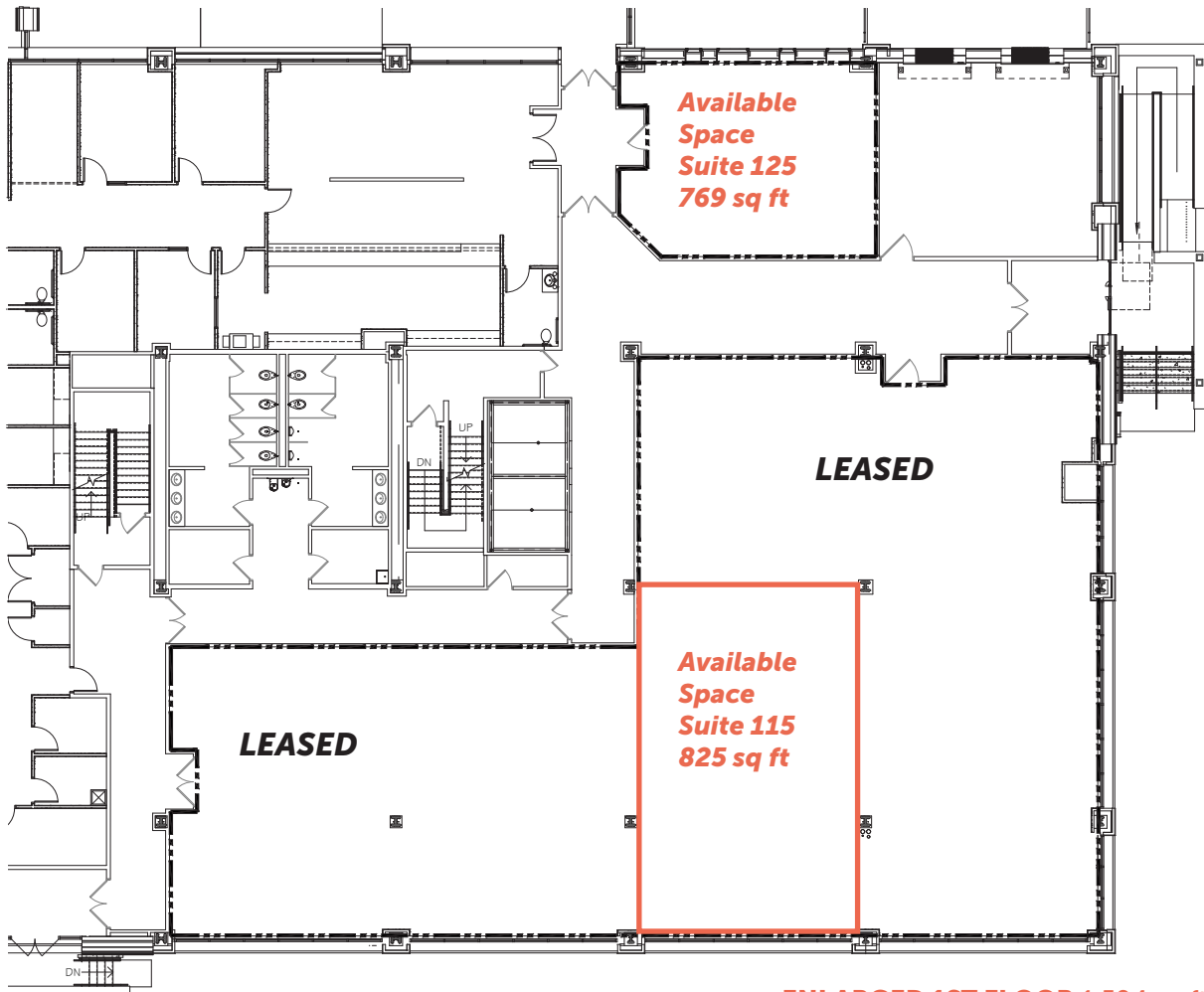
1091 MAIN STREET

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FULL 1ST FLOOR 1,594 sq ft available

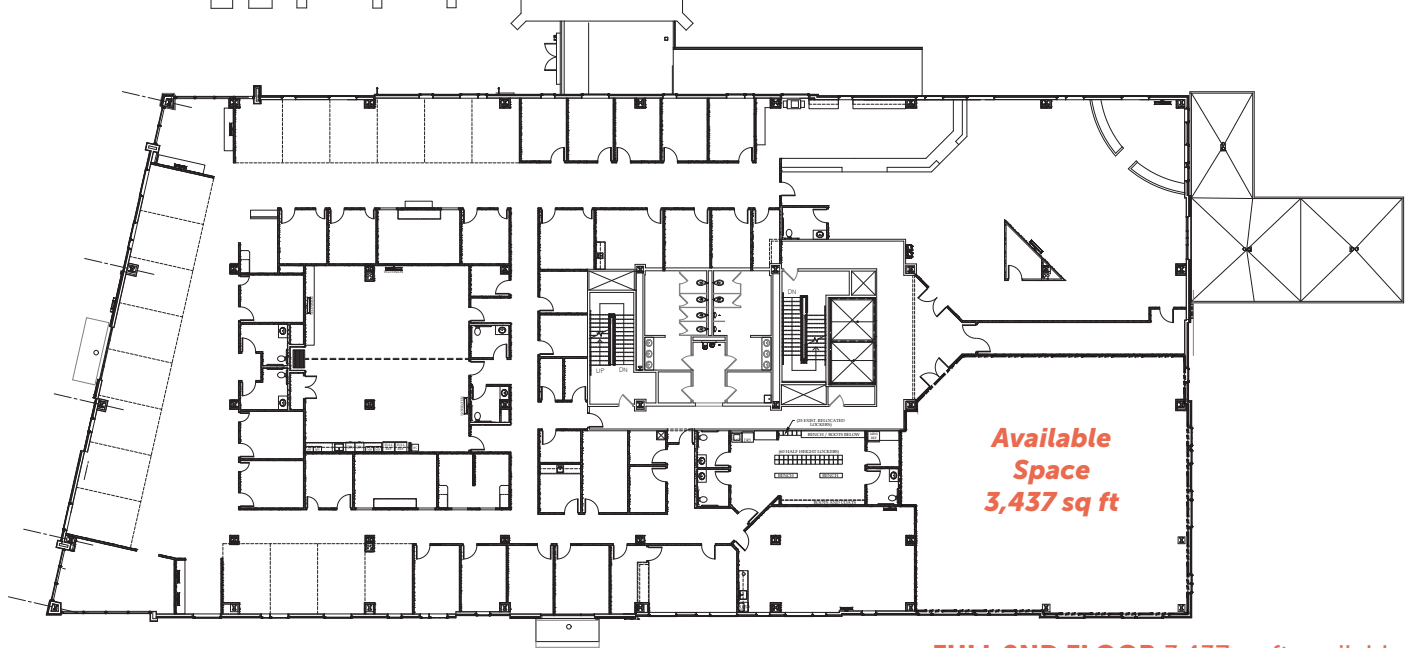


ENLARGED 1ST FLOOR 1,594 sq ft available

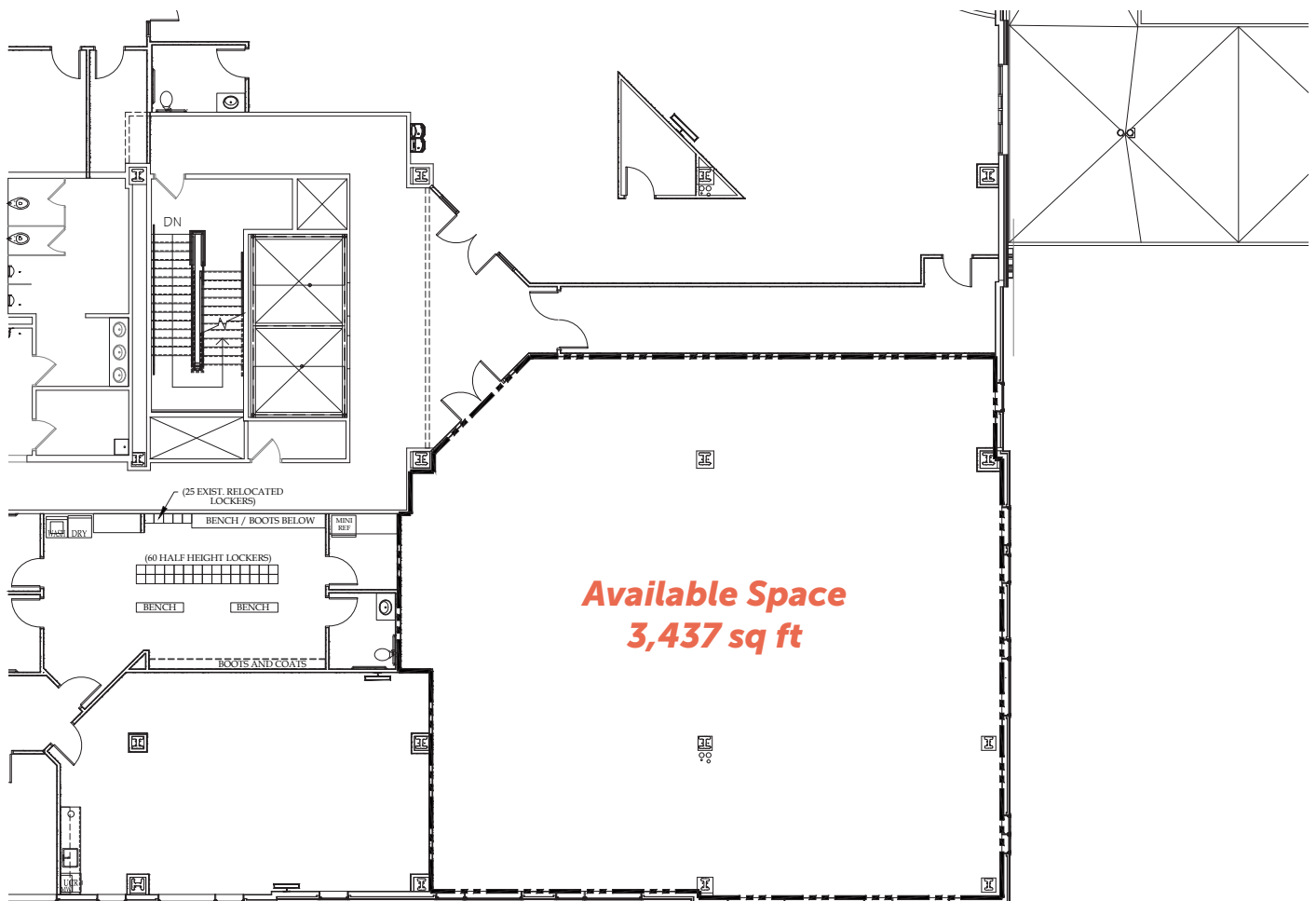
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FULL 2ND FLOOR 3,437 sq ft available

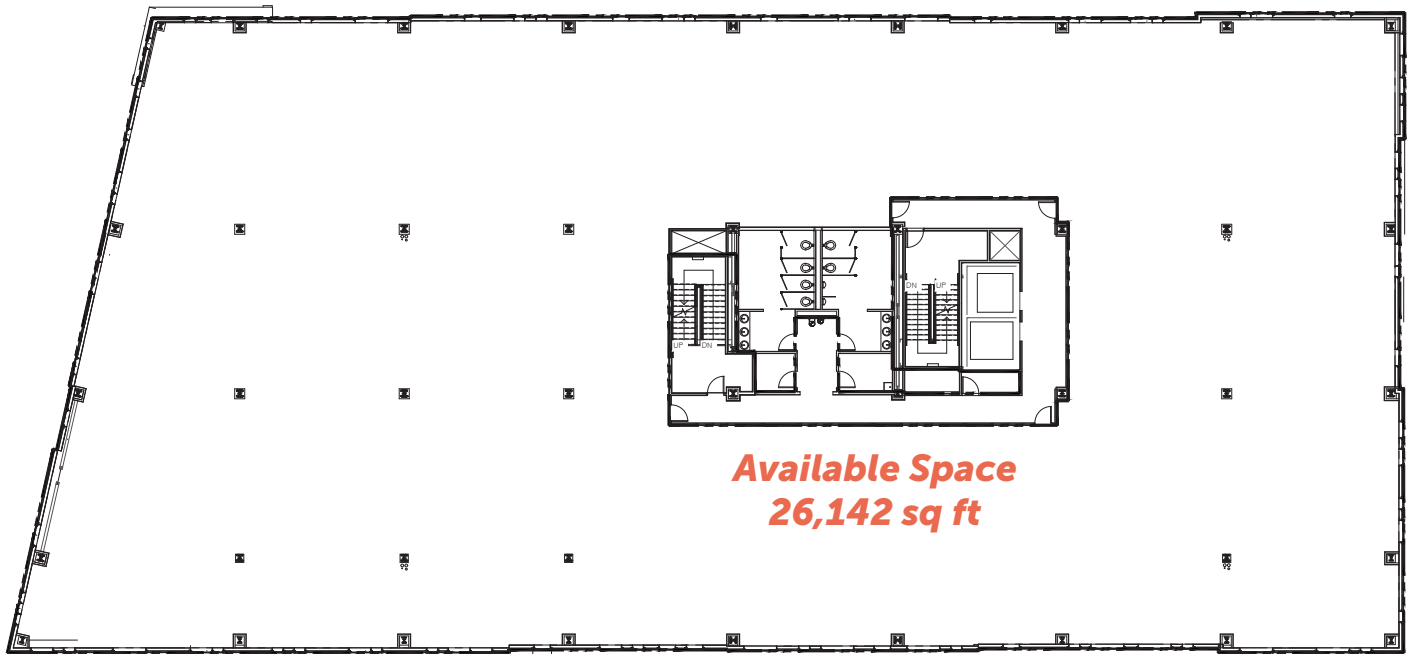


ENLARGED 2ND FLOOR 3,437 sq ft available

1091 MAIN STREET

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4TH, 5TH & 6TH FLOOR 26,142 sq ft available

