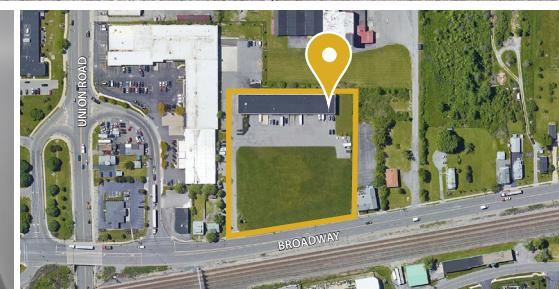
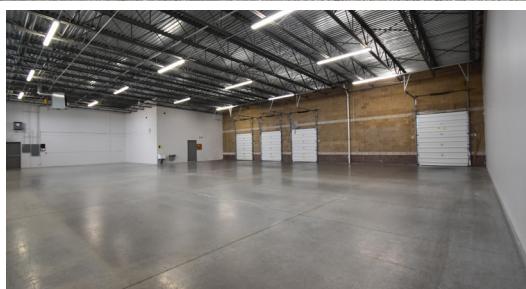


3215 BROADWAY STREET, SUITE 104  
CHEEKTONWAGA, NY

6,000 SF  
AVAILABLE

# LEASING



## Light Industrial/Warehouse Space Available for Lease!

### Highly Visible, Central Location!

This well-maintained industrial building offers 6,000 square feet of warehouse space, available for lease. With a 17 foot clear ceiling height, and light industrial zoning (M1), this endcap location is the ideal space for your distribution, warehouse and light industrial needs.

### Property Highlights:

- Suite 104 | 6,000 SF
- Four grade level overhead doors.
- 17 foot clear ceiling height.
- Central location with easy access from the I-90 and Walden Avenue and William Street.
- Light industrial zoning (M1).
- Truck turnaround.
- Ample on-site parking.



716.633.2096 | [leasing@iskalo.com](mailto:leasing@iskalo.com) | [iskalo.com](http://iskalo.com)

Harbinger Square, 5166 Main Street, Williamsville, NY 14221