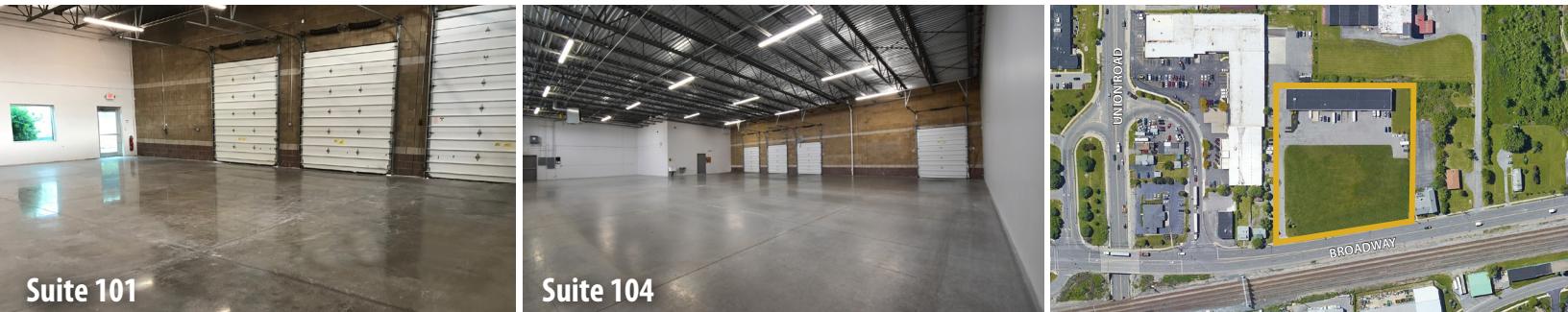


3215 BROADWAY STREET  
CHEEKSTOWAGA, NY

3,000 SF to  
6,000 SF  
AVAILABLE

# LEASING



## Light Industrial/Warehouse Space Available for Lease!

### Highly Visible, Central Location!

This well-maintained industrial building offers 3,000 SF to 6,000 SF 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 101 | 3,000 SF with three grade level doors and one deep dock.
- Suite 104 | 6,000 SF with four dock level overhead doors.
- 17 foot clear ceiling height.
- Central location with easy access from the I-90 and Walden Avenue or William Street.
- Light industrial zoning (M1).
- Truck turnaround.
- Ample on-site parking.



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