

FOR LEASE

1,450 Sq. Ft. Office Space

4 Centre Drive, Orchard Park, NY 14127



PROPERTY HIGHLIGHTS

- Sunny front reception area
- Three (3) to five (5) desk areas
- Storage room
- Kitchenette and lunch area
- Private bathroom handicapped equipped, with janitor cabinet space
- Free parking, with one (1) front row reserved spot

NOTE: Projector and screen are not included, but negotiable



344 Delaware Ave, Suite 200, Buffalo, NY 14202

The information submitted herein is not guaranteed. Although obtained from reliable resources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice. Broker has made no investigation and makes no representation of the property.



William K. Heussler

Associate Real Estate Broker

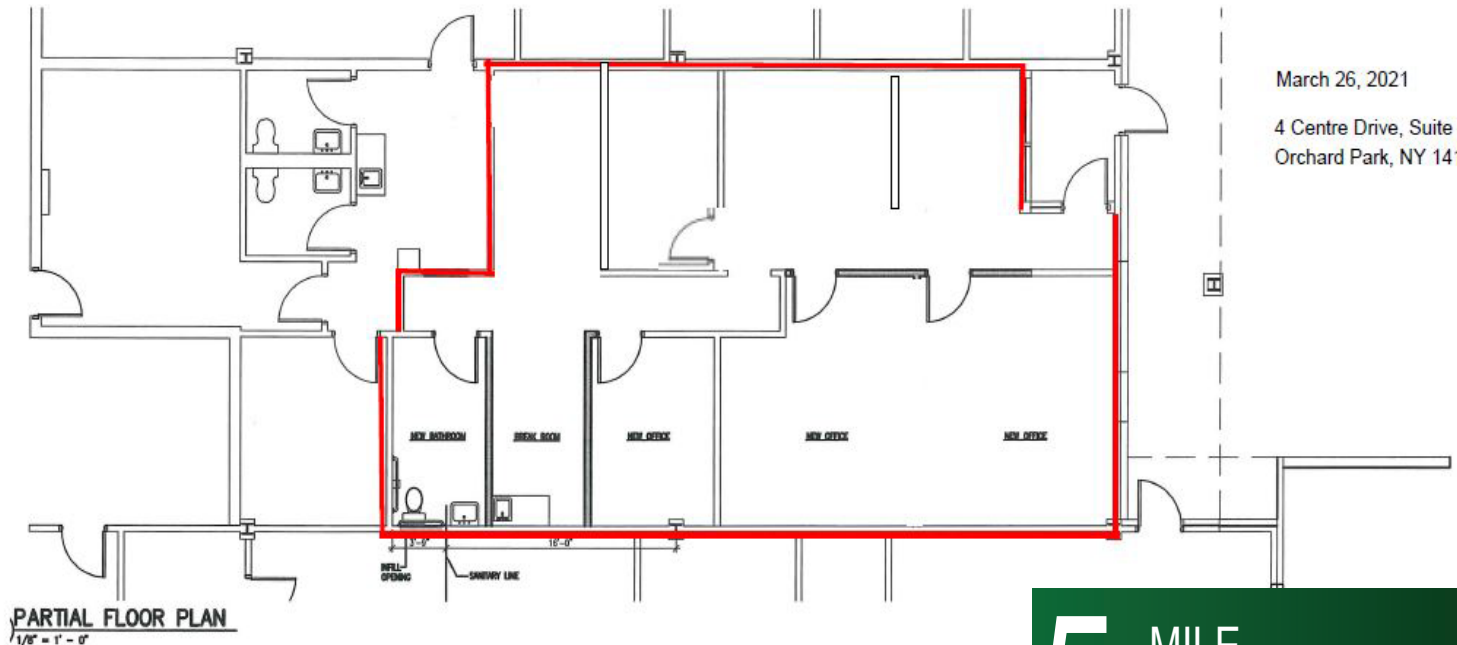
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March 26, 2021

4 Centre Drive, Suite D
Orchard Park, NY 14127

5 MILE DEMOGRAPHICS



POPULATION
314,588



DAYTIME EMPLOYMENT
51,825



HOUSEHOLDS
133,085



AVERAGE HH
INCOME
\$76,020




**VIEW
MAP**



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