

FAIRPORT RETAIL/RESTAURANT SPACE

Available For Lease

1-200 Fairport Village Landing Fairport, New York 14450



PROPERTY SUMMARY

Fairport Village Landing ("FVL") is a top retail destination on the east side of Rochester in the suburb of Fairport, New York. Located on the Erie Canal, FVL is positioned centrally to Rochester's most affluent suburbs of Fairport, Penfield, Pittsford and Victor. The shopping center offers a complimentary mix of both local and regional retailers. Under recent new ownership, FVL is undergoing significant capital improvements to include; updated glass façades, the installation of new outdoor patio seating, modernized lighting, redesigned entryways, exterior siding improvements and more.

Current availabilities offer between 1,000 and 3,300+/- square feet of open span retail space ready for a custom build-to-suit renovation. Main Street frontage allows for maximum exposure to high pedestrian and vehicle traffic in the Village of Fairport. Well-suited for coffee shop/café concepts, fast casual food operations and progressive service based businesses, this prime retail location offers unbeatable walkability while also having a blank canvas ready for customization based on a tenant's exact specifications.

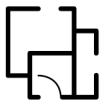
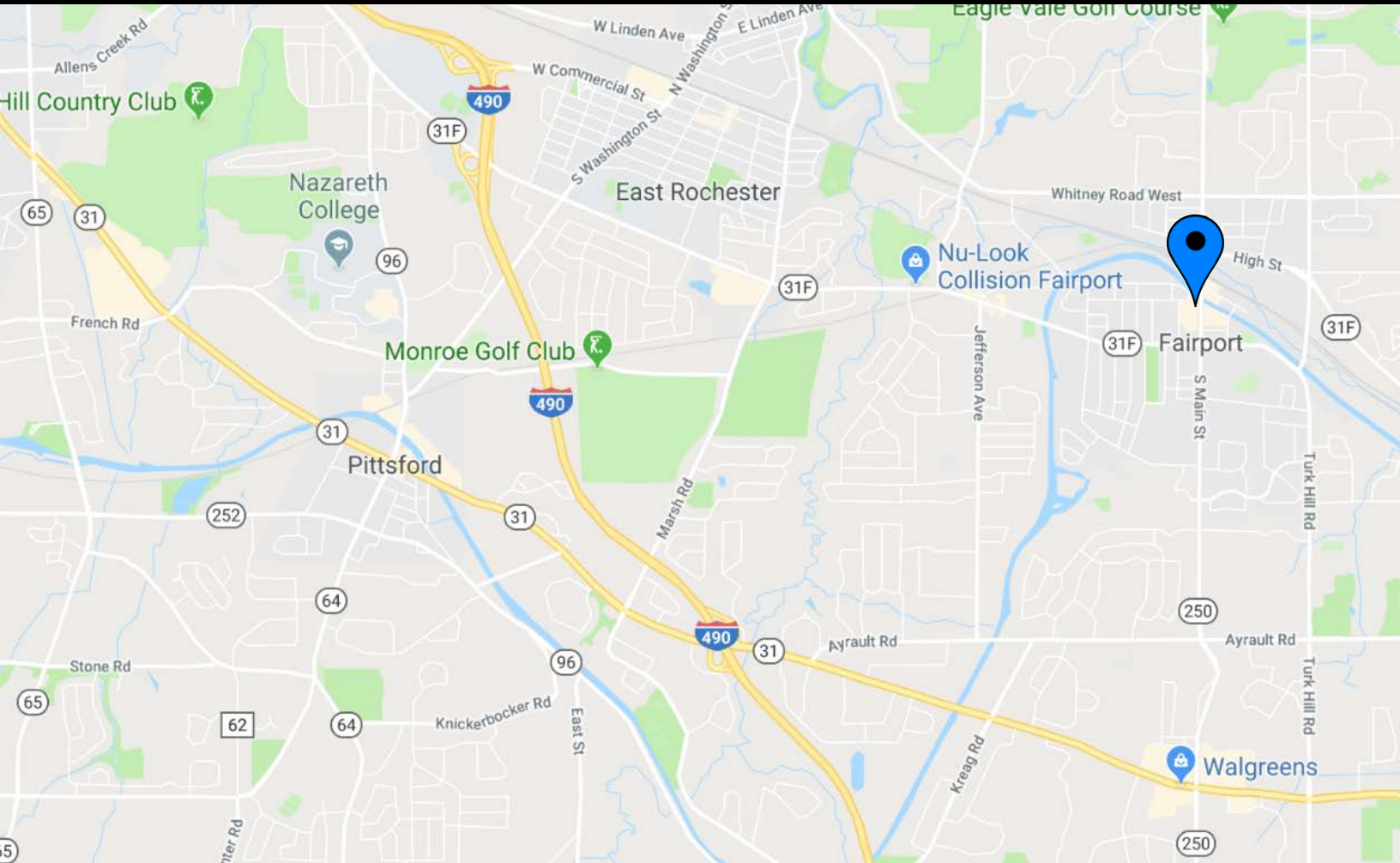
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Availability: 3,300+/-SF



Nearby Amenities: Gold's Gym, Fairport Library, Bank of America, FFCU



Ceiling Height: 10+ clear with potential exposed decking



Parking: Ample spaces in adjacent lot dedicated to building & on-street parking



Surrounded by densely populated residential rooftops



Highly walkable location in epicenter of retail & office concentration of Fairport

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