

THE PROPERTY

Here's a lease opportunity which combines the benefits of a Downtown Buffalo presence with close proximity to the Medical Corridor. The complex currently houses the WNY Maritime Charter School. The building is now offered for lease commencing August 1st, 2020.

DOWNTOWN/MEDICAL CORRIDOR LEASE OPPORTUNITY

266 GENESEE STREET
BUFFALO NY 14204

- The property enjoys 80 adjacent parking spaces, direct access to the Route 33 Expressway off Cherry Street, and is close to the Oak Street arterial to the southwest.
- The Maritime Charter School has outgrown the facility after a very successful 15 year lease. The owners are positioning the complex for lease or development to take advantage of its location right at the southeast corner of the Medical Corridor.



**PLEASE DIRECT INQUIRIES TO 716-853-2888,
TATANKA DEVELOPMENT COMPANY**



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- The facility is 82,000 sq. ft. fully sprinklered, with approximately 65,000 sq. ft. currently in service with the school. The combination of small and larger classrooms along with a modest gym, assembly area and cafeteria provide an excellent opportunity for an academic tenant or office related space walking distance from the Medical Corridor.



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