



TERM SHEET

501/514 WEST GENESEE AND 333 WEST STREETS
SYRACUSE, NEW YORK 13204

SPACE AVAILABLE:

- 30,180 Rentable square feet available on three lots totaling 1.3 acre (+/-)
- Flexible space for office, retail, warehousing, light manufacturing, services and mixed use; includes penthouse apartment
- Space divisible depending on use and size

Property:

- Tax map Nos: 106.-13-03.1; 106.-13-05.0; 106.-13-06.0.

For Buyer:

- \$1,495,000.00

FOR TENANT:

TERM:

- Three or more years

BASE RENT:

- \$6.00 - 8.00 per rentable square foot per year
- NNN lease – utilities, taxes, insurance, general maintenance and grounds keeping

UTILITIES:

- Separately metered gas/electric for HVAC, lights and outlets

TAXES:

- \$25,290 (20'-21')

PARKING:

- 82 spaces (+/-) included

SPACE IMPROVEMENTS:

- Delivered to tenant as-is

Rev 05 12 2021