



FOR SALE | MEDICAL OFFICE
MEDICAL CENTER WEST

5700 W Genesee St, Camillus, NY 13031



PROPERTY FEATURES

- 83,520 +/- SF Suburban Medical Office Building
- Situated on a beautiful 9.25 acre parcel
- Zoned Commercial Professional Office
- 3 Floors with six entry points
- ADA drop-off circle under a weather protected canopy
- 250+ free on-site parking spaces with 28 ADA compliant spaces
- Newly replaced roofs, green roof, rubber membrane with stone ballast
- New chiller installed 2022/2023
- 2 gas-fired boilers
- Gurney sized elevator

CONTACT EXCLUSIVE AGENT:

Karen Cannata-LaRocca

Real Estate Salesperson

315.391.3409

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Joseph J. Lewis

Vice President, SIOR, Real Estate Broker

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SUTTON REAL ESTATE COMPANY

525 Plum Street, Suite 100

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Tenants include:

- Ambulatory Surgery Center
- Primary Care
- Gastroenterology & Hepatology
- Orthopedic
- Women's Wellness
- Urology
- Medical and Surgical Eye Care
- Sleep Center
- Pharmacy
- Psychiatric Care



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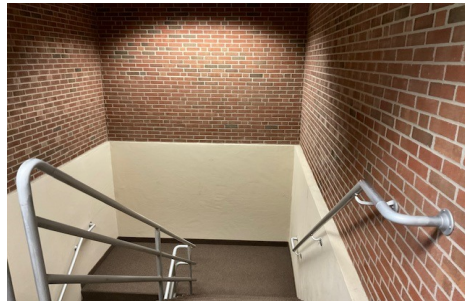
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DEMOGRAPHICS

	2 Mile	5 Mile	10 Mile
Population	12,720	52,998	317,290
Households	5,363	21,768	128,543
Average Household Income	\$92,928	\$91,761	\$74,707
Median Age	44.3	43.9	38.5

CoStar 2022

TRAFFIC COUNTS

- Main St/Newport Rd.—19,076
- W. Genesee/Sherwood Ave—9,533
- W. Genesee/Parsons Rd. E.—6, 650

CoStar 2022

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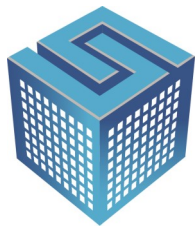
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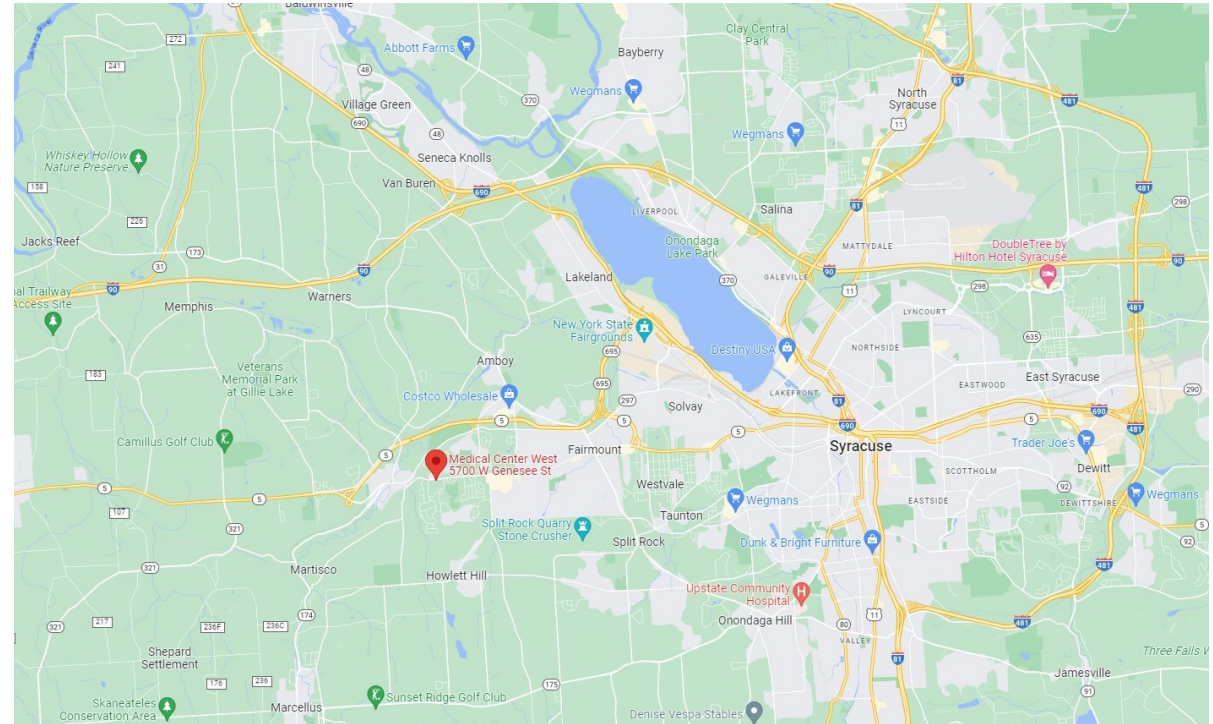
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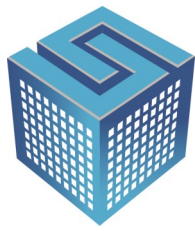
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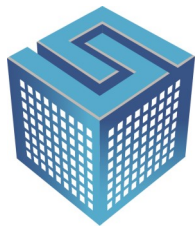
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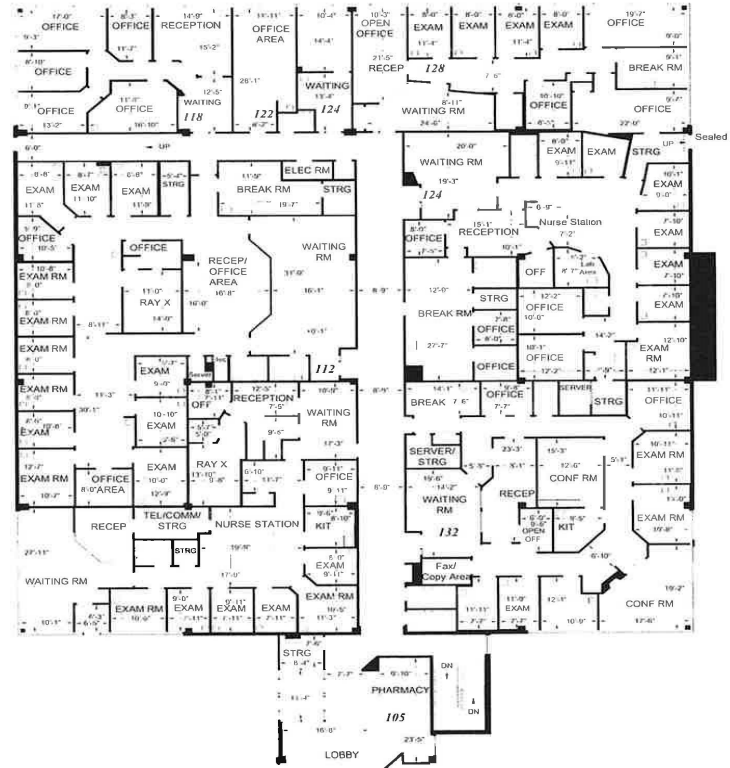


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First Floor—South Wing



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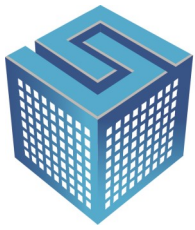
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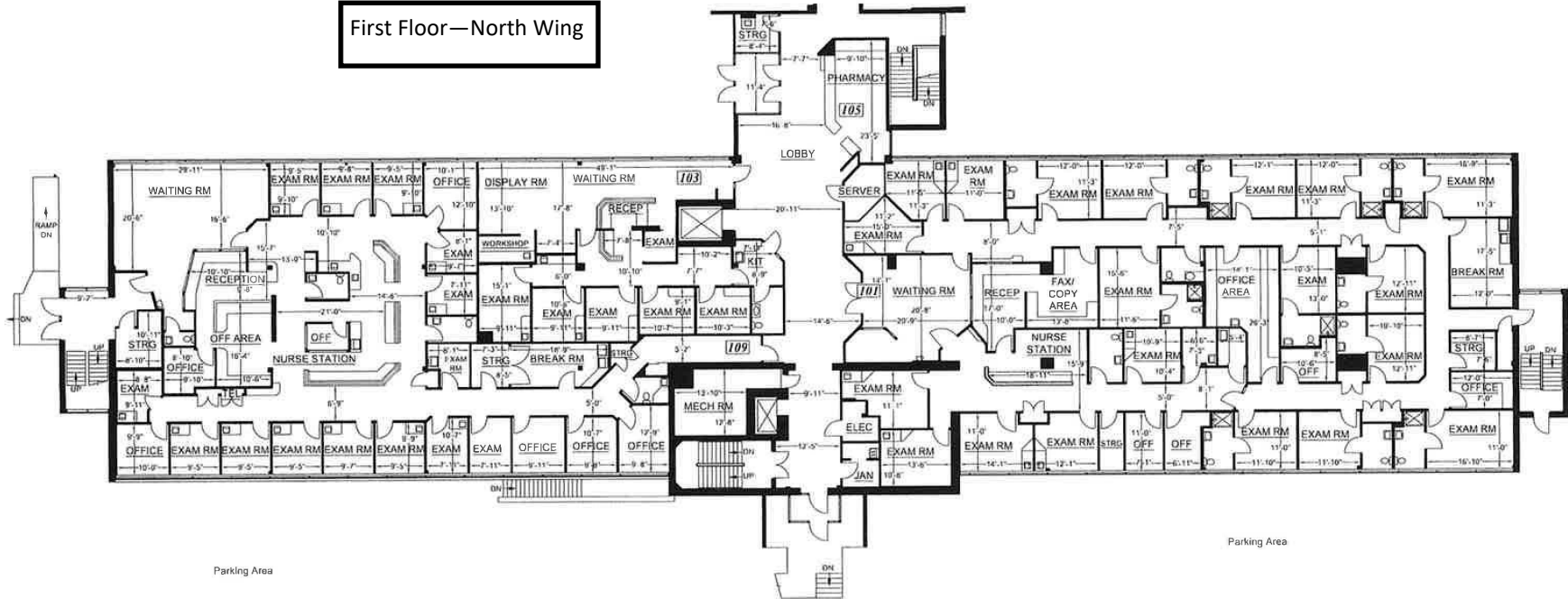


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First Floor—North Wing



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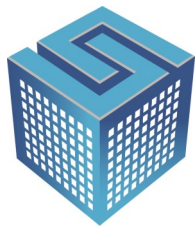
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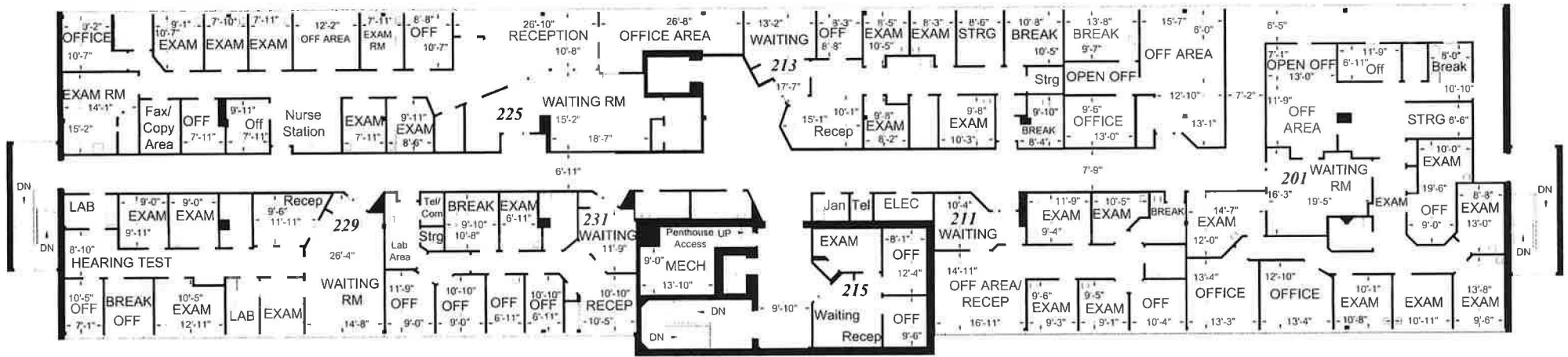


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Second Floor



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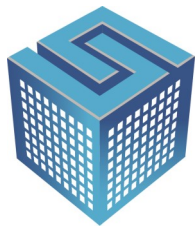
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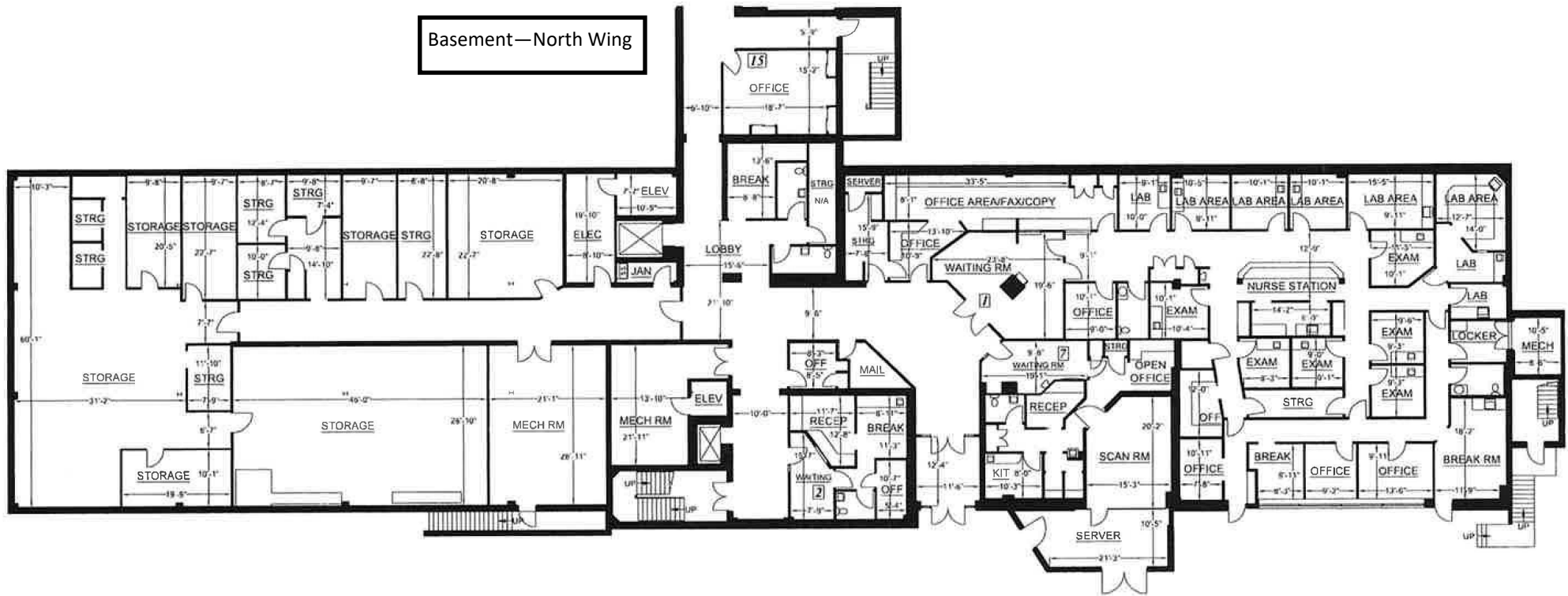


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Basement—North Wing



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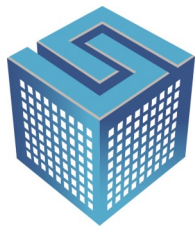
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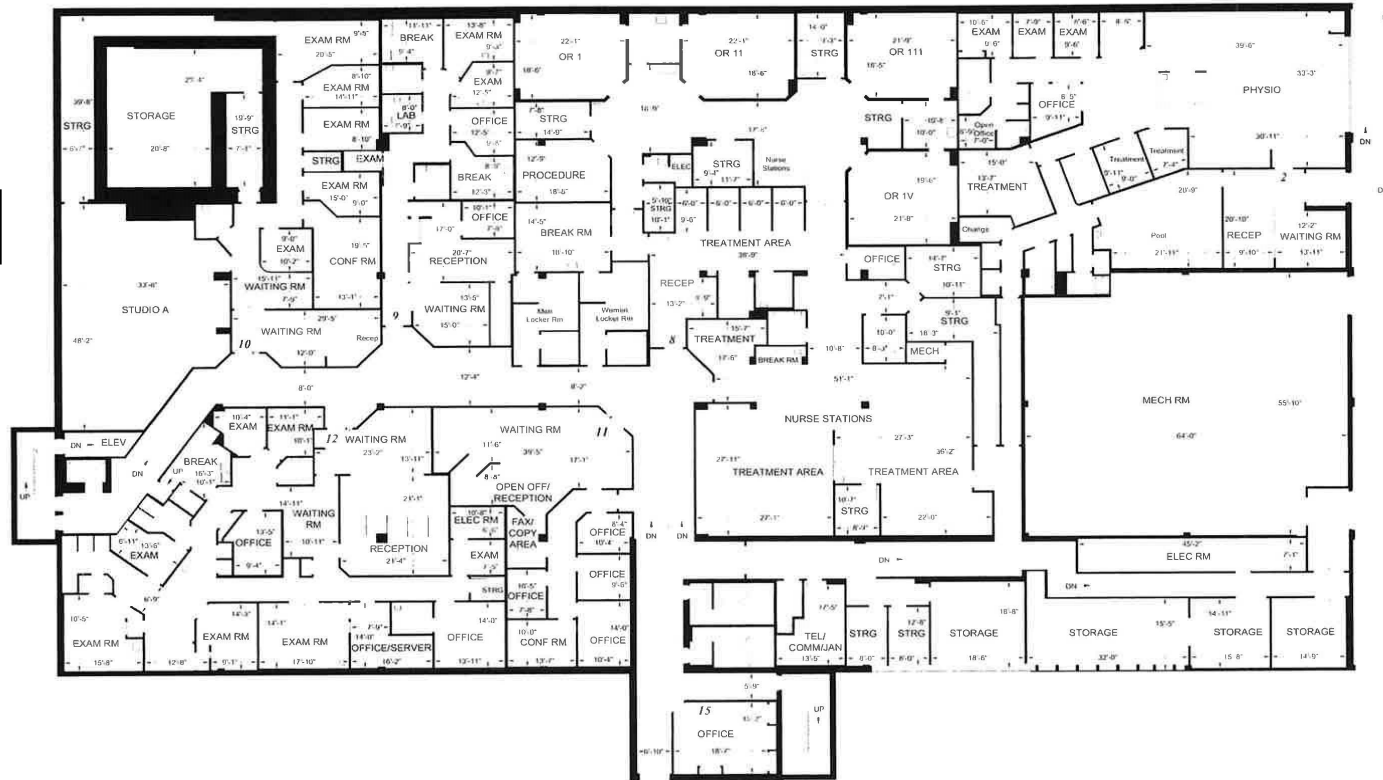


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