



411 CAMBRIDGE AVENUE, SUITE 1

- **ADDRESS**
411 Cambridge Avenue, Suite 1
Syracuse, NY 13208
- **LEASE SIZE**
5,400 sf total (1,135 sf office,
4,265 sf warehouse)
- **BUILDING SIZE**
13,275 sf
- **FLOOR**
1st floor
- **AVAILABLE**
10/1/12
- **CLEAR HEIGHT**
14 ft. (warehouse)
- **TERM**
3 years +
- **RENTAL**
Contact us
- **TAX & INSURANCE**
Tenant pays 40.68% of increases
over base year
- **CAM**
Landlord provides snow removal.
- **UTILITIES**
Tenant pays (separately metered)
- **JANITORIAL**
Not provided by Landlord
- **PARKING**
Approximately 14 spaces
- **OH DOORS**
0 dock doors, 2 drive-in doors
- **FIRE SPRINKLERS**
None
- **BUILDING POWER**
800 amp, 3 phase, 480 volt
- **ZONING**
Industrial (Town of Salina)
- **NOTES**
Yard: 13,775 sf, paved, fenced,
2 drive-in gates

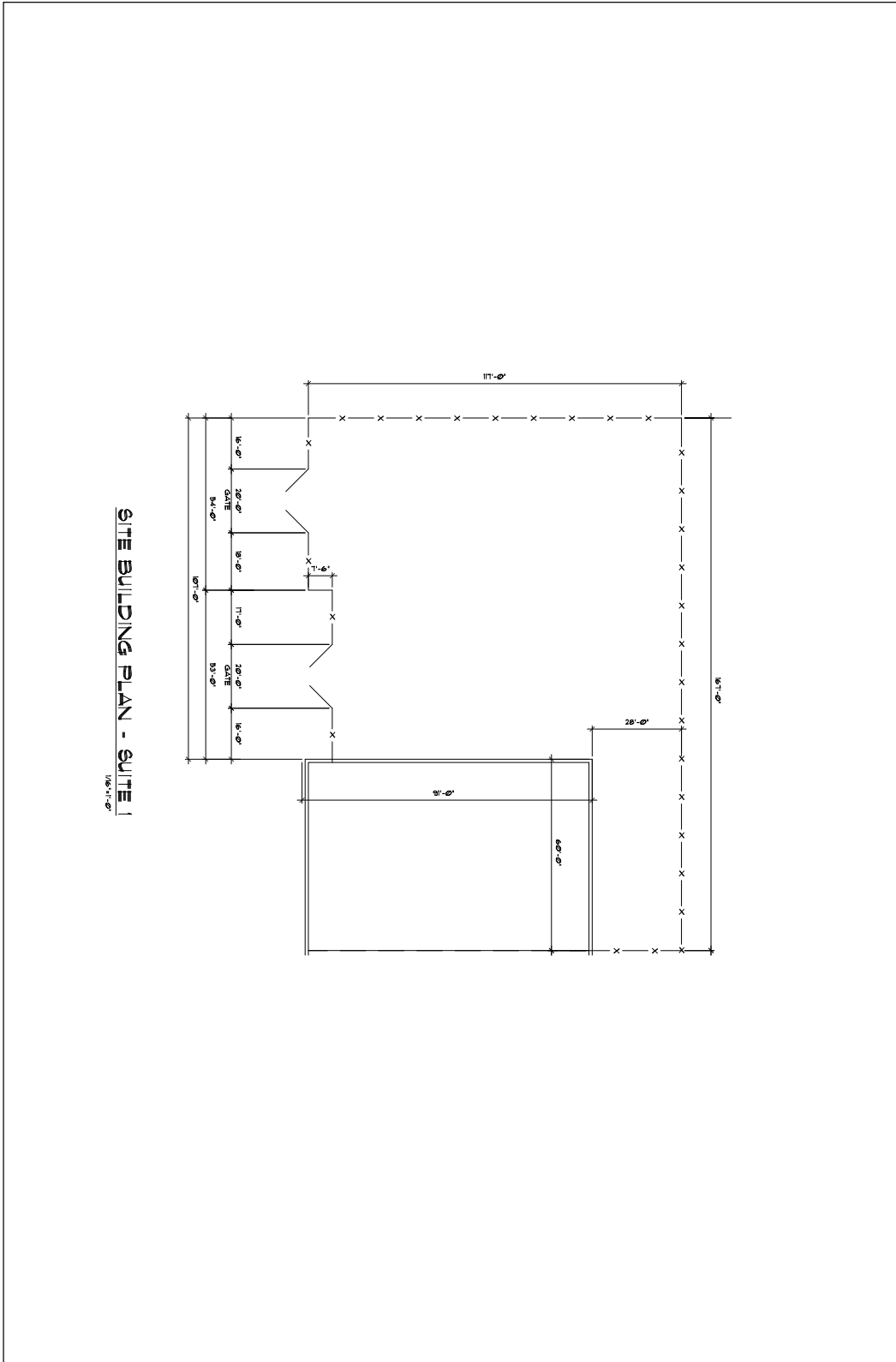
Mezzanine: 1,135 sf over office
(not in total sf calculation)

Visible from NYS Thruway (I-90) for
advertising.

Conveniently located off Factory Ave
near NYS Route 11 & 7th North St.

CONTACT

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EXISTING FLOOR PLAN - SUITE 1
1/8" = 1'-0"

