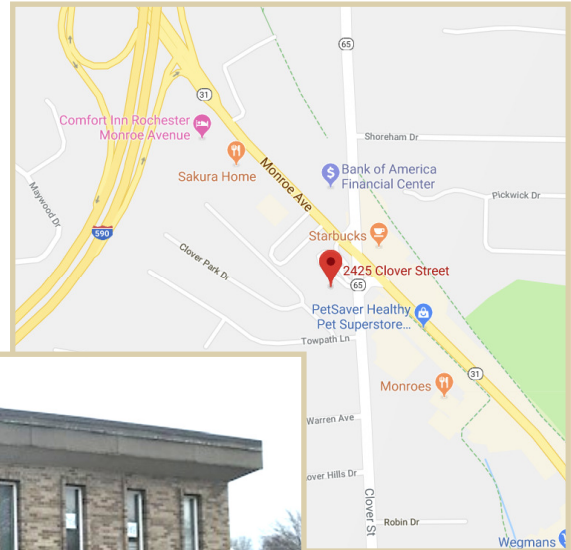


Office and Medical Space For Lease

2425 Clover Street Brighton/Pittsford



- ◆ **Address:** 2425 Clover Street, Rochester NY 14618
- ◆ **Location:** On Clover Street at Monroe Avenue
- ◆ **Building Size:** 11,964 sf
- ◆ **Space Available:** Suite A—1,020 square feet
Suite B—800 square feet
- ◆ **Rental Rate:** 1,020 sf space—\$1,403 per month for initial term
800 sf space—\$1,100 per month for initial term
- ◆ **Tenant Costs:** Tenant pays for their interior janitorial
- ◆ **Parking:** **Abundant Free parking**
- ◆ **Additional Info:** Suite A consists of a waiting room with adjoining kitchen and single restroom. Three exams rooms—two with sinks. One private office. Two closets and one X-ray room. Suite B is a large room with interior restroom and a separate room with sink and laundry hook-up. Both spaces have lots of windows. Owner is located on-site.