

## Sites Available

### Larkin Building

This building formerly housed Pioneer Credit Recovery, a division of Navient. The building is equipped with fiber optics and is designed for a 125 seat call center with state of the art security.

124 North Center Street Perry, New York 14530



<b>County:</b>	Wyoming	<b>Price:</b>	Negotiable
<b>Former Use:</b>	Call Center	<b>Lease:</b>	Negotiable
<b>Zoning:</b>	Commercial	<b>Terms:</b>	Negotiable

#### FEATURES

<b>Square Footage:</b>	12,500
<b>Ceiling Ht. Center:</b>	10
<b>Ceiling Ht. Eaves:</b>	N/A
<b>Column Spacing:</b>	N/A
<b>Floor Thickness:</b>	N/A
<b>Air Conditioned:</b>	Yes

#### SPECIFICATIONS

<b>Total Square Feet:</b>	22,500
<b>Multiple Tenants:</b>	Yes
<b>Sub-Division Permitted:</b>	Yes
<b>Acres/Additional Acres:</b>	1.23
<b>Parking Spaces:</b>	100

#### UTILITIES

<b>Electrical Service:</b>	NYS Electric & Gas
<b>Back up Generator:</b>	100KW
<b>Water Service:</b>	Village of Perry
<b>Sewer Service:</b>	Village of Perry
<b>Natural Gas Service:</b>	Rochester Gas & Electric
<b>Telecom Service:</b>	Frontier with fiber optics

#### CONSTRUCTION

<b>Built:</b>	1960's
<b>Additions:</b>	N/A
<b>Exterior:</b>	
<b>Interior:</b>	
<b>Roof:</b>	

#### ACCESS

<b>Closest Highway:</b>	NYS Route 39
<b>Miles to Highway:</b>	0
<b>Closest Interstate:</b>	I-390
<b>Miles to Interchange:</b>	12
<b>Rail Service:</b>	No
<b>Closest Airport(s):</b>	Rochester International/ Buffalo Niagara International

#### FACILITIES

<b>Dock High Doors:</b>	N/A
<b>Dimensions:</b>	N/A
<b>Drive-In Doors:</b>	N/A

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