



## Premier Industrial Space at the I-190 and I-290 Interchange

700 Ensminger Road is a 24,400-square-foot industrial facility tailored for modern warehouse, manufacturing, and distribution operations. Situated within Interstate Commerce Centre, a premier 30-acre flex and light industrial campus on the Tonawanda and Buffalo border, the property is optimized for high-capacity logistics. The expansive campus design provides wide roadways, spacious trailer staging, and ample parking to easily accommodate commercial traffic. The building itself supports seamless freight operations with a mix of deep dock and grade-level doors, backed by Uniland's 24/7 property management.

The complex's highly visible, landscaped site is located directly at the I-190 and I-290 interchange, providing immediate access to Kenmore Avenue, Military Road, and Sheridan Drive. This strategic positioning offers unrivaled regional connectivity, placing tenants a short drive from both the Canadian border and the Buffalo Niagara International Airport. The location also features direct NFTA bus access and puts your operations 10 minutes from downtown Buffalo.

## Why 700 Ensminger?

- **Seamless Connectivity:** Located at the I-190 and I-290 interchange with direct NFTA bus access and the Canadian border just 10 minutes away
- **Built for Transport:** Designed for smooth logistics, offering wide roadways, spacious trailer staging, ample parking, and 24/7 property management
- **Freight Operations:** Facilitates streamlined shipping and receiving through a mix of deep dock and grade-level doors



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