TURN-KEY RESTAURANT

6,113 SF Available

739 South Clinton Avenue,
Rochester, NY 14620

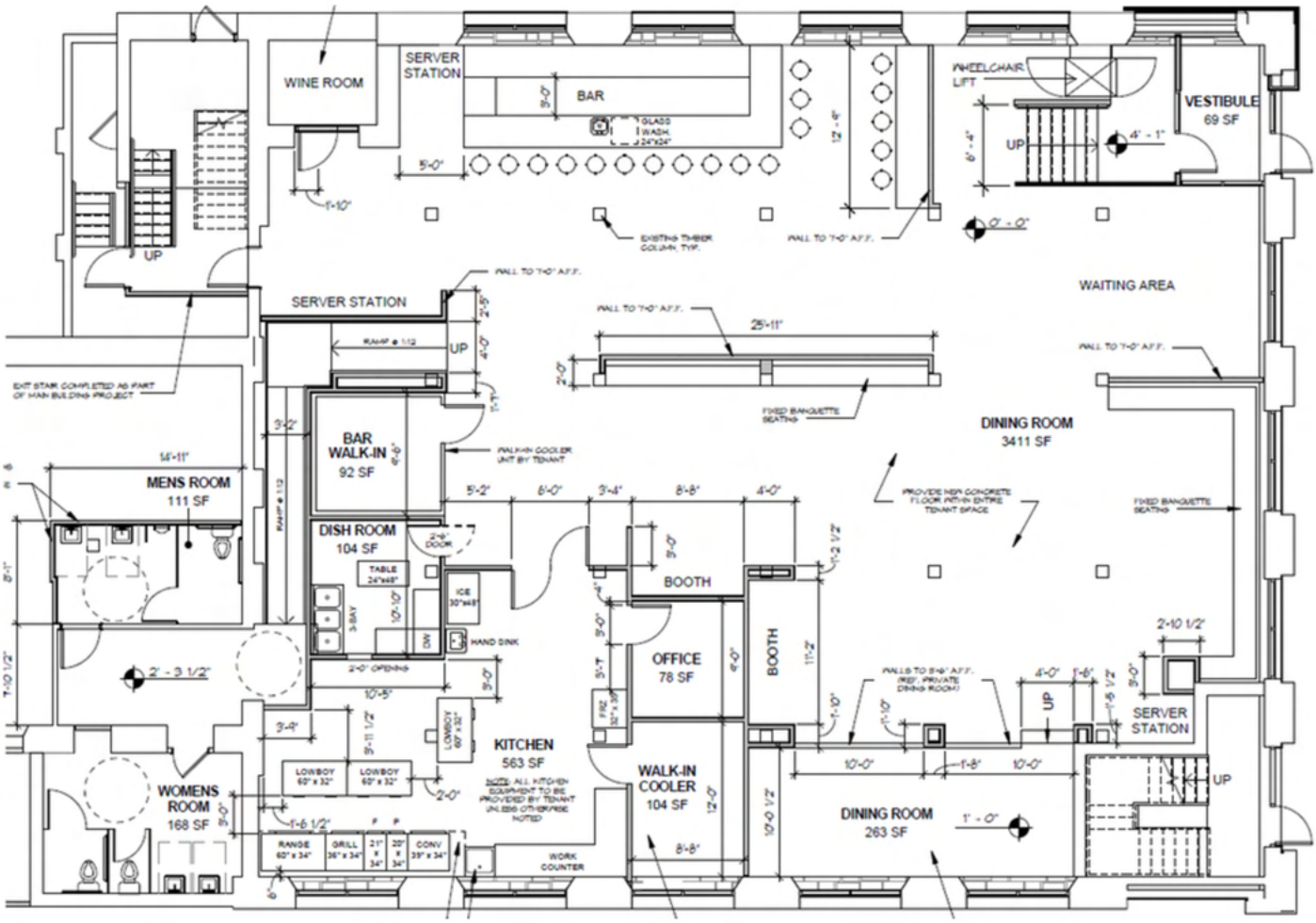
This high visibility, ground floor retail opportunity in the heart of the South Wedge neighborhood features an industrial interior with high ceilings, exposed brick and beams, a walk-in cooler, private office, and an open layout with plenty of seating/waiting room. An expansive bar with beautiful countertops and stonework welcomes guests as they enter.

PROPERTY *highlights*

- ✓ Fully-Equipped Restaurant Space
- ✓ High Ceilings w/ Exposed Brick & Beams
- ✓ Expansive Dining Area
- ✓ Bar w/ Beautiful Stone Accents
- ✓ Walk-in Cooler
- ✓ Private Office & Restrooms

BUCKINGHAM PROPERTIES

TOM LATTA
VP of Leasing & Tenant Relations
(585) 478-7824 | tlatta@buckprop.com



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TURN-KEY RESTAURANT

4,068 SF Available

739 South Clinton Avenue,
Rochester, NY 14620

Edge of the Wedge is an exciting mixed-use destination in the South Wedge. Upper floors of the main building offer 30 residential lofts which makes for a convenient, built-in customer base. The high-visibility retail/restaurant opportunity features an industrial interior with a retail counter, fully-equipped kitchen, interior dining area, exterior patio space, and is ideal for fast-casual dining.

PROPERTY *highlights*

- ✓ Fully-Equipped Restaurant Space
- ✓ Industrial Feel w/ High Ceilings
- ✓ Interior & Exterior Dining Space
- ✓ Retail Counter Space

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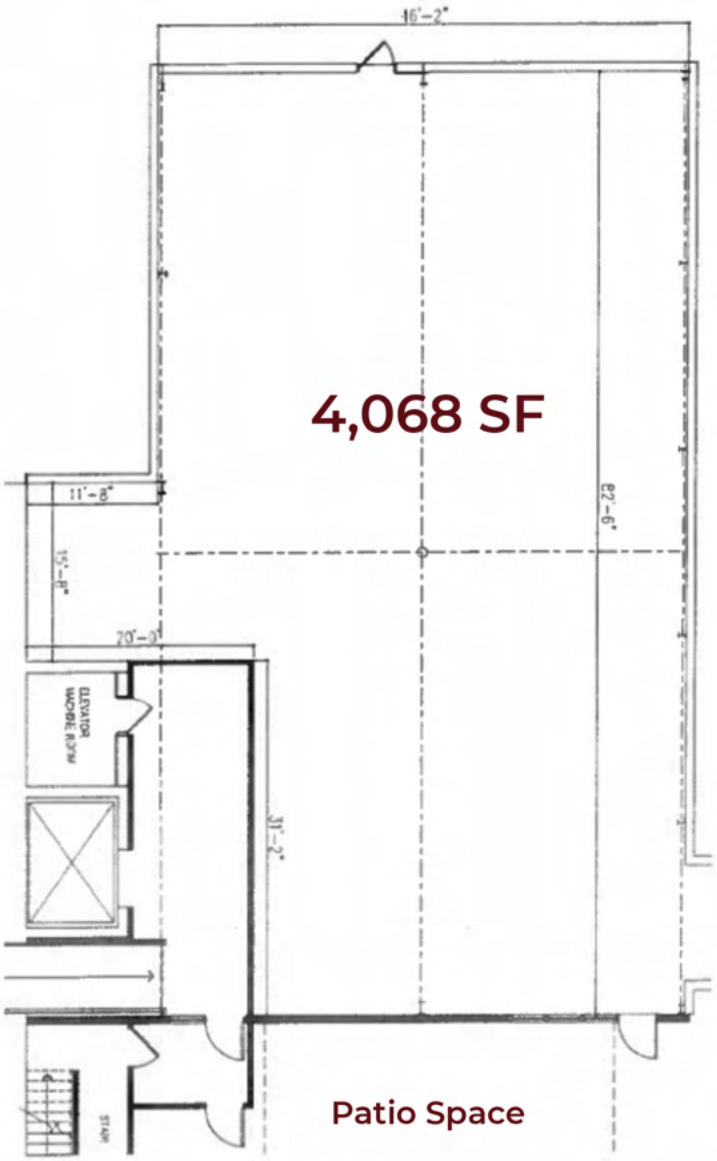

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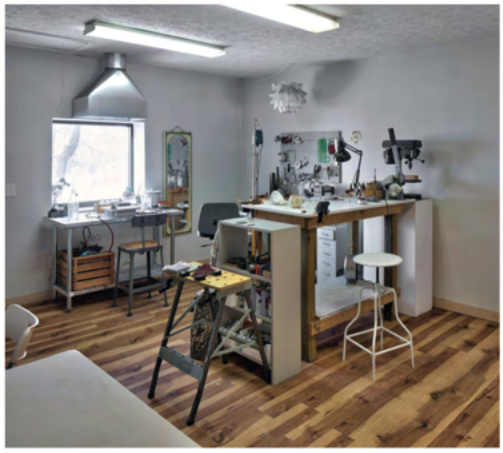
TURN-KEY RETAIL
3,380 SF Available

739 South Clinton Avenue,
Rochester, NY 14620

Edge of the Wedge is an exciting mixed-use destination in the South Wedge. Upper floors of the main building offer 30 residential lofts which makes for a convenient, built-in customer base. The high-visibility space features private restrooms, changing rooms, a breakroom, and a mezzanine office. Previously utilized as a fitness studio space.

PROPERTY *highlights*

- ✓ Open Showroom Space
- ✓ Mezzanine Office
- ✓ Private Restrooms
- ✓ Break Room



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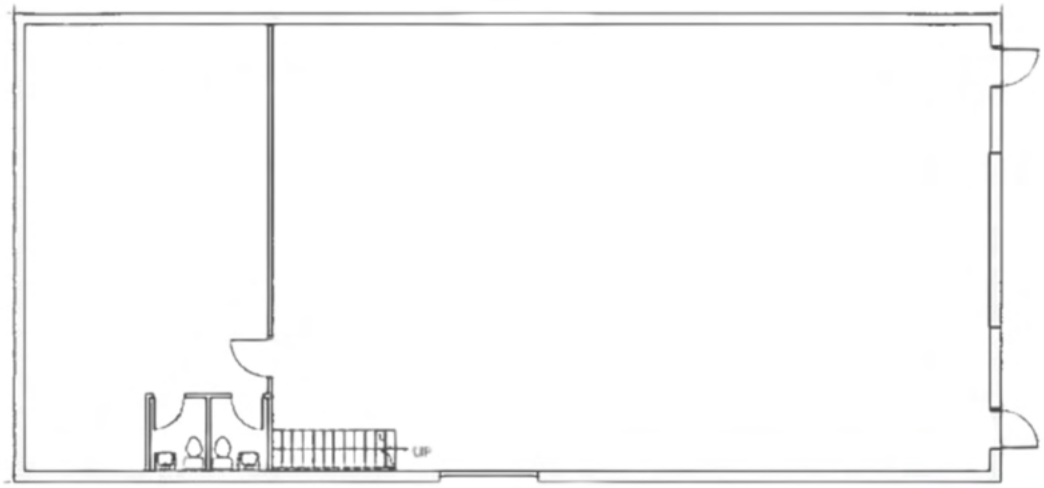
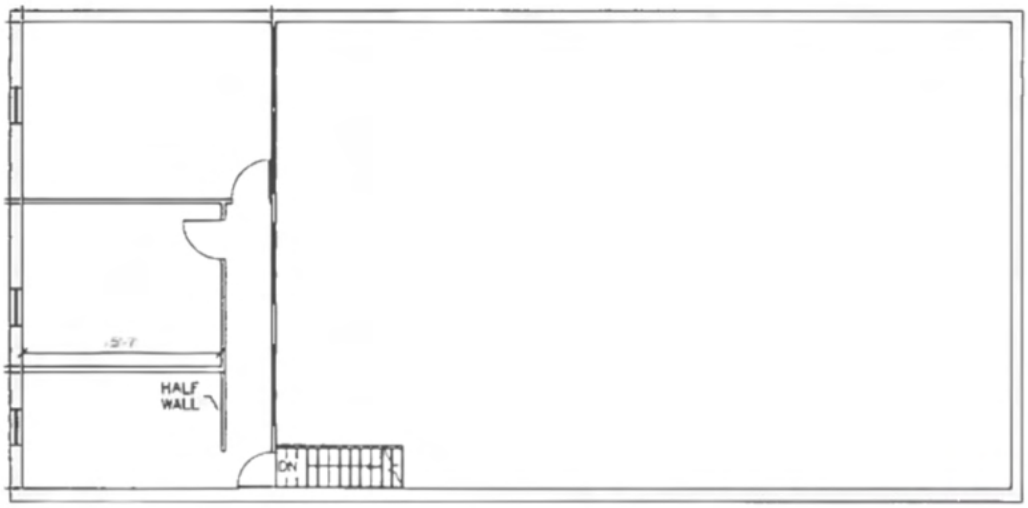
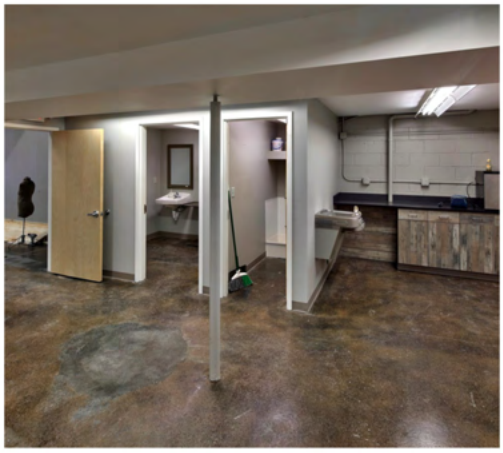


Floor 1



Floor 2



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