

# Oneida Financial Center at Griffiss Park



## Corporate Office Space Available For Lease in the Heart of Griffiss Park

<b>Space Available:</b>	13,700 sq. ft. sub-dividable office space on second floor.  1 <sup>st</sup> Floor fully leased. Tenants include: Oneida Savings Bank Bailey Haskell Lalonde Benefit Consulting Group Spressos Café Sal's Barber Shop	<b>Power:</b>	480 volt, 3 phase to building
		<b>Air Conditioning:</b>	Variable air volume HVAC system w/ hydronic loop at perimeter.
		<b>Water and Sewer:</b>	City of Rome municipal service
		<b>Tele-communications:</b>	Northland Networks fiber optics line to building.
<b>Condition:</b>	New Construction-Class "A"	<b>Zoned Uses:</b>	Various office, retail, & service uses as per Griffiss development guidelines
<b>Construction:</b>	Structural-Steel Frame  Exterior-Brick  Interior-Open floor plan, build to suit.	<b>Parking:</b>	100 total spaces, including 39 short term spaces to service walk-in customers
		<b>Possession:</b>	Immediate

All tenants will benefit from a Class-A energy efficient building with great visibility at the center of fast-growing Griffiss Park. Oneida Center is convenient to all 5,500+ Griffiss Park employees by car, bicycle or sidewalk and is easily accessed from Floyd Ave., Chestnut Street, the new Griffiss Parkway, Route 49 and Route 365.

**For more information please call Doug Bartell at  
339-2000 or 271-5475**