

SHOPS AT MAIN/TRANSIT

4401 - 4455 TRANSIT RD | CLARENCE (AMHERST), NEW YORK

**ANCHOR • IN-LINE
RETAIL SPACE AVAILABLE**



4053 MAPLE ROAD
AMHERST, NY 14226
PHONE (716) 833-4986 EXT 382
WWW.BENCHMARKGRP.COM
KEVIN ZUGGER
KZUGGER@BENCHMARKGRP.COM

SHOPS AT MAIN/TRANSIT

4401-4455 TRANSIT ROAD

CLARENCE/AMHERST, NEW YORK

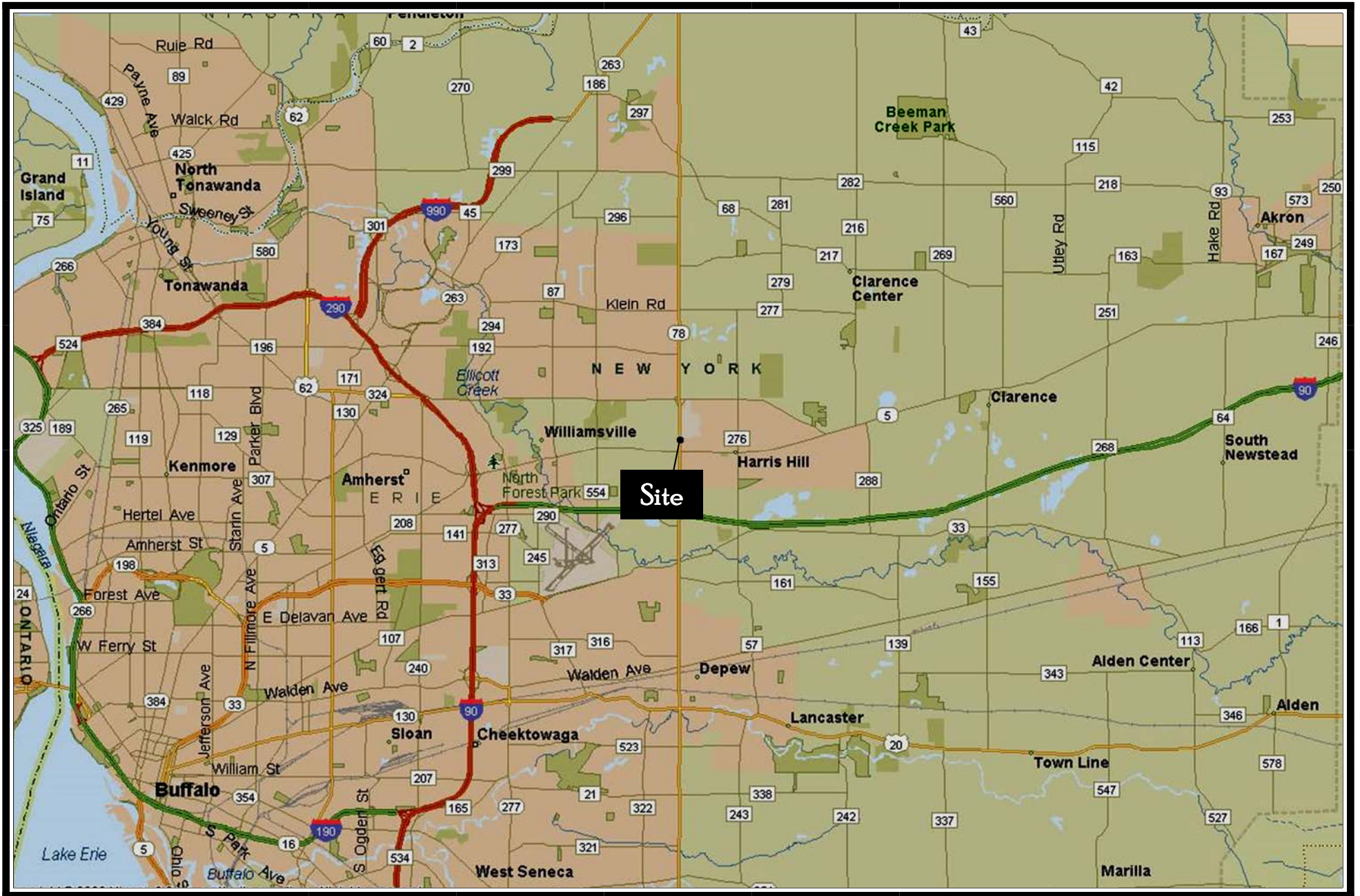
- AVAILABLE FOR IMMEDIATE LEASE :
 - ♦ 35,000 SQ FT ANCHOR POSITION
 - ♦ 1,195 - 4,900 SQ FT IN-LINE
- 224,000 SQUARE FOOT SHOPPING CENTER ON 33.8 ACRES
- CURRENT TENANTS INCLUDE BARNES & NOBLE, PETCO, ROSS DRESS FOR LESS, OFFICE DEPOT, GOODWILL, WEST HERR EXPRESS MAINTENANCE, KEY BANK, NORTHWEST BANK, SKECHERS, MASSAGE ENVY, TINDER BOX, SILENZI FINE FOODS, MIRACLE EAR, TESLA SUPERCHARGER STATION, SALSARITA'S, TASTE OF INDIA, DA NANDO (SILENZI FINE FOODS) AND UMI SUSHI & SEAFOOD BUFFET
- LOCATED AT ONE OF THE MOST HEAVILY TRAVELED INTERSECTIONS IN WESTERN NEW YORK, WHICH PROVIDES ACCESS TO THE THREE FASTEST GROWING AREAS, CLARENCE, EAST AMHERST AND LANCASTER
- NYS THRUWAY (I-90) ACCESS LOCATED ONE MILE SOUTH
- TRAFFIC COUNTS: OVER 57,000 VEHICLES PASS THE SITE DAILY
- CONTACT KEVIN ZUGGER FOR FURTHER INFORMATION

<u>DEMOGRAPHICS</u>			
	<u>1MILE</u>	<u>3MILE</u>	<u>5MILE</u>
<u>POPULATION</u>	4,676	46,001	155,496
<u>AVG HH INCOME</u>	\$111,844	\$127,989	\$111,766

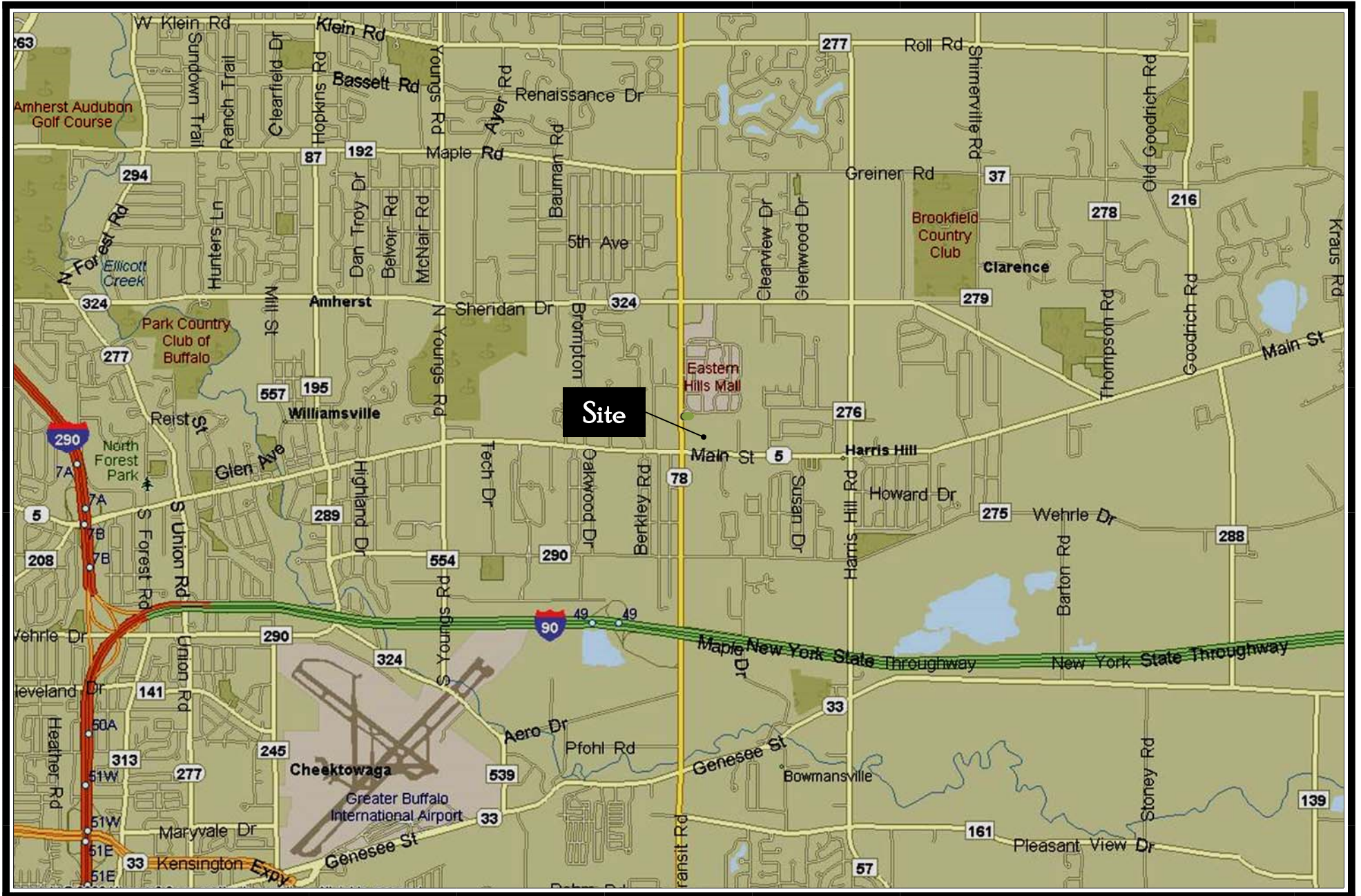
SHOPS AT
MAIN/TRANSIT

CLARENCE/AMHERST,
NEW YORK





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MAPLE ROAD

SHERIDAN DRIVE

HomeGoods
FIVE GUYS
Wegmans
LOWE'S
SEPHORA PREMIER
FIREHOUSE SUBS
OMAHA STEAKS
SUBWAY
at&t
Olive Garden
KOHLS
Walmart
TRADER JOE'S
Walmart
YANKEE CANDLE
City Mattress
verizon
Tim Hortons
Famous Footwear
B's
S.B.T.
Mac's
FIVE BELOW
ULTRA
DICK'S SPORTING GOODS
FedEx Kinko's
OLD NAVY
MICHAEL'S
PETS MART
ESPORTA FITNESS
DOLLAR TREE
LENSCRAFTERS

Red Lobster

Raymour & Flanigan
FURNITURE
MATTRESSES

EASTERN HILLS MALL

TRANSIT ROAD

BERT'S
TILES & PAINTS

M&T Bank

KEY BANK
SKECHERS
NORTHWEST SAVINGS BANK
SUPERCHARGER
BARNES & NOBLE BOOKSELLERS
ROSS DRESS FOR LESS
PETCO
Umi Sushi & Seafood Buffet

SHOPS AT
MAIN/TRANSIT

Salsarita's
Massage Envy
Great Clips
IBI Broadview

Office DEPOT
gandall

Tully's
Local Food & Great Treats

WEST HERR
Express Maintenance

DUNN TIRE

MAIN STREET

Arby's

PEARLE
VISION

SUBWAY

TRANSIT TOWN PLAZA - MAIN STREET ENTRANCE

planet fitness

ALDI

GENESEE STREET

BUFFALO/
NIAGARA INTL
AIRPORT

TRANSIT ROAD



WEIRLE DRIVE



TRANSITOWN PLAZA



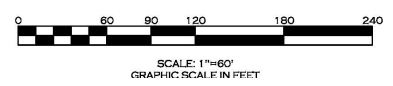
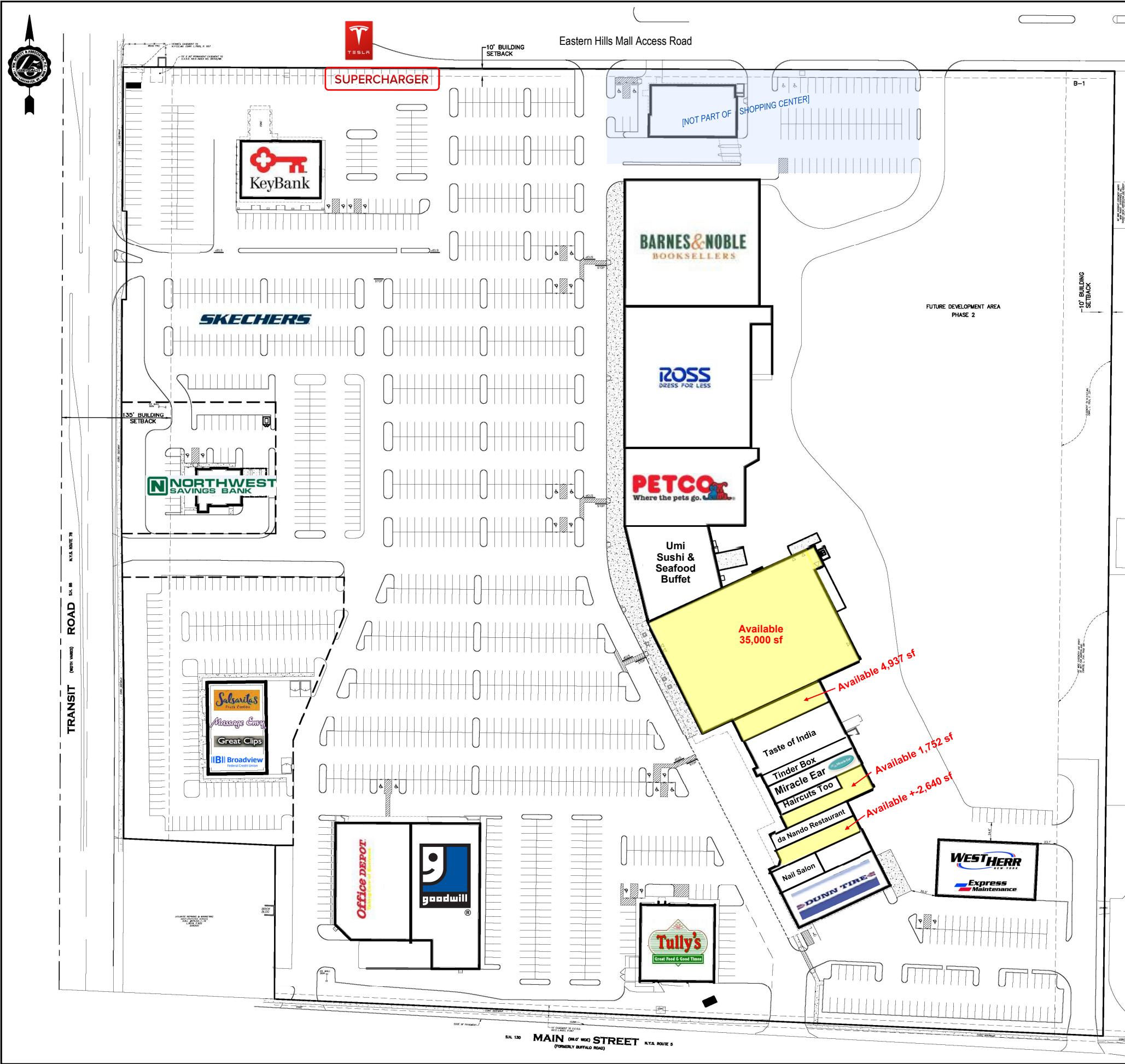
MAIN STREET



SHOPS AT
MAIN/TRANSIT



EASTERN HILLS MALL



DRAWING REVISIONS	
ITEM	DESCRIPTION

DESIGNED BY: PMB
 DRAWN BY: SMK
 CHECKED BY: WES
 DATE: MAY 2007

WARNING:
 THIS DOCUMENT IS IN VIOLATION OF
 THE LAW EXCEPTING AS PROVIDED IN SECTION
 7059, PART 2 OF THE NEW YORK STATE
 EDUCATION LAW AND REGULATION 175.2(b)
 W.M. SCHUTT & ASSOCIATES P.C.



**ENGINEERING
 LAND SURVEYING**
 W.M. SCHUTT & ASSOCIATES, P.C.
 250 WEST MAIN STREET
 LANCASTER, NY 14050-1743
 PH: 716-683-8881
 FAX: 716-683-8881
 WWW.WMSCHUTT.COM
 SUSTAINING MEMBER - THE NEW YORK STATE
 SOCIETY OF PROFESSIONAL SURVEYORS

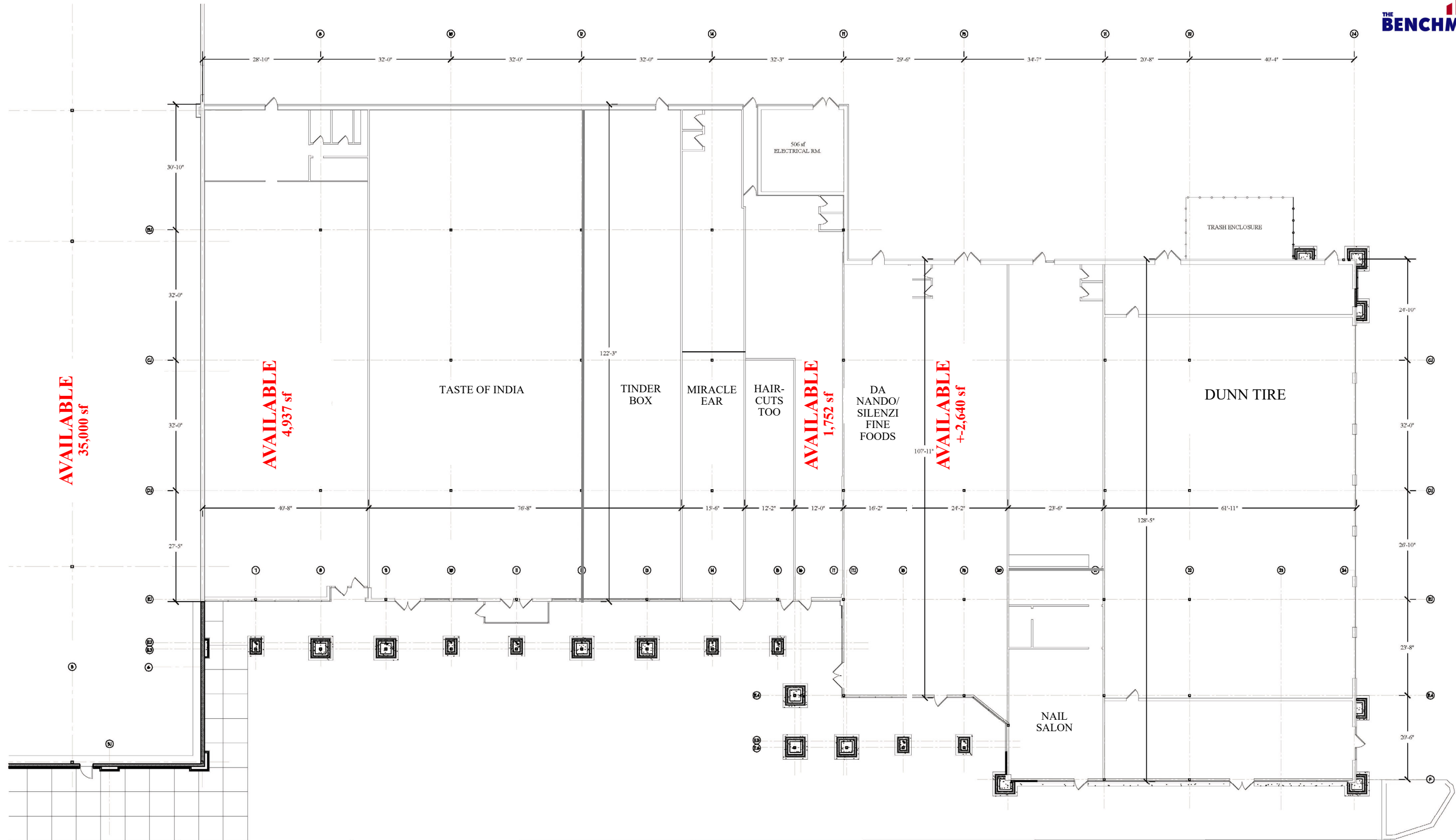
THE SHOPS AT MAIN - TRANSIT
MAIN STREET @ TRANSIT ROAD
TOWN OF CLARENCE - ERIE COUNTY - NEW YORK

UPDATED OVERALL SITE LAYOUT PLAN

THIS SHEET ISSUED MAY 15, 2007

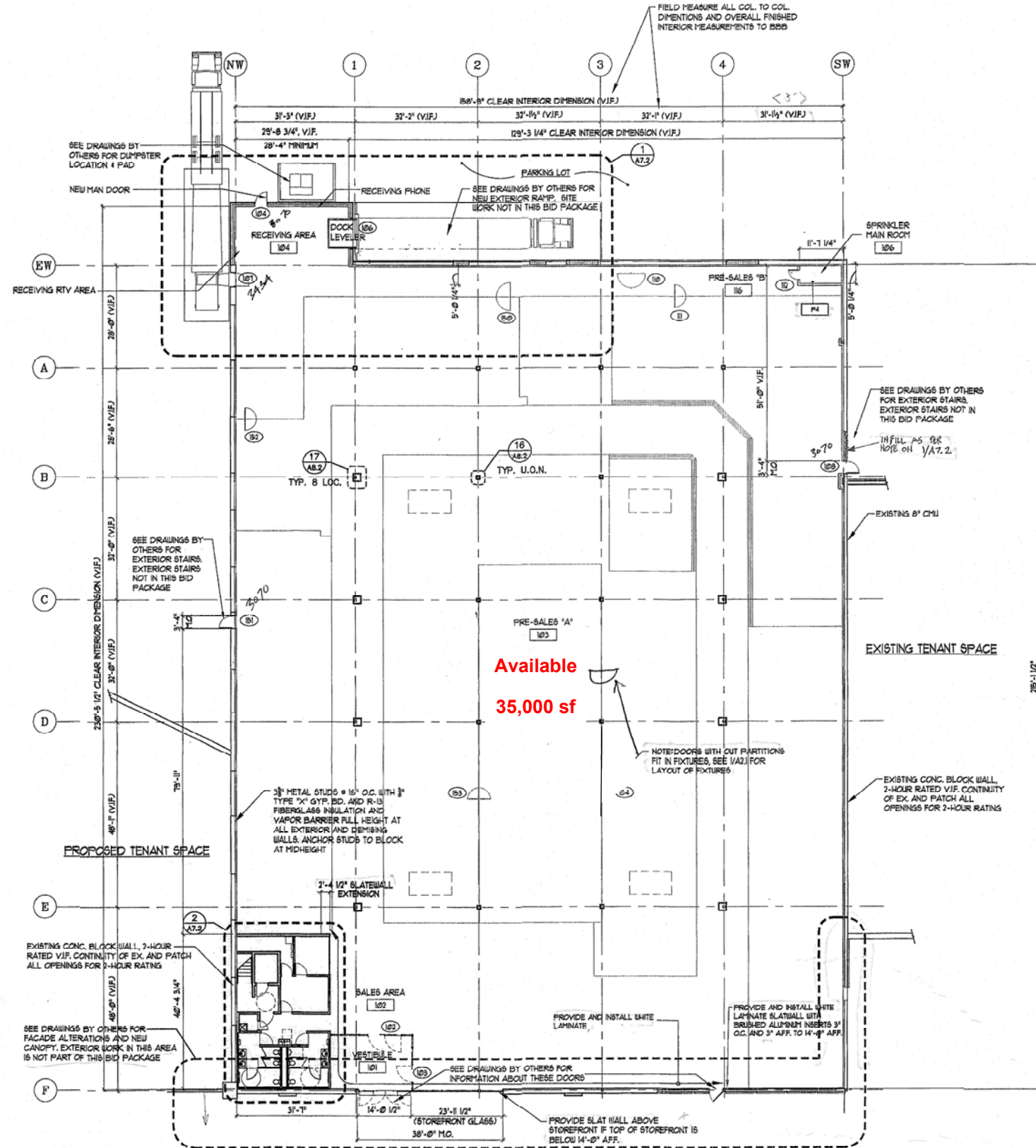
DRAWING SCALE: 1"=60'

WISA PROJECT NO. 05012



GENERAL NOTES

- PROJECT MUST COMPLY WITH ALL BUILDING (FEDERAL, STATE, AND LOCAL) FIRE, ADA, AND HEALTH DEPARTMENT CODES.
- CONTRACTOR TO VERIFY ALL NOTES AND DIMENSIONS BEFORE STARTING CONSTRUCTION AND CONTACT ARCHITECT/ENGINEER IF ERRORS OR OMISSIONS ARE FOUND. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING CLARIFICATION FROM BID BATH 4 BEYOND BEFORE CONTINUING WITH CONSTRUCTION.
- CONTRACTOR TO BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES, AND SAFETY PRECAUTIONS IN CONNECTION WITH THE WORK.
- FIRE RESISTANCE RATINGS VARY. SEE WALL TYPES ON FLOOR PLAN FOR LOCATIONS.
- ALL CONCEALED SPACES WITHIN WALLS, CEILINGS, PARTITIONS, FLOORS, AROUND PIPES, AND DUCT OPENINGS IN RATED CONSTRUCTION SHALL BE FIRESTOPPED OR FILLED WITH NON-COMBUSTIBLE MATERIAL TO PREVENT THE PASSAGE OF FLAME, SMOKE, PIPES AND HOT GASES. PATCHING OF REMOVALS SHALL BE PERFORMED BY THE TRADE REQUIRING THE OPENING. FIRE RATING OF ALL INFILL MATERIAL OR CONSTRUCTION SHALL MEET OR EXCEED THE RATING OF THE WALL IT IS INSTALLED IN.
- FRAME ALL CHASES TIGHT TO ME/P INSTALLATION. COORDINATE WITH ME/P TRADES, AND PROVIDE A 1" CLEARANCE TO FINISHED MATERIALS. MECHANICAL CONTRACTOR SHALL PROVIDE DIMENSIONS AND DEFINE LOCATION REQUIRED FOR ALL OPENINGS.
- ALL ABANDONED UTILITIES SHALL BE PROPERLY TERMINATED BEHIND A FINISHED SURFACE.
- DIMENSIONS ARE TO FINISHED FACE OF WALL UNLESS OTHERWISE NOTED.
- MAINTAIN CLEAN WORK SITE ON A DAILY BASIS.
- CONTRACTOR SHALL VERIFY ALL EQUIPMENT LOCATIONS AND DIMENSIONS OF EQUIPMENT. ANY EQUIPMENT FURNISHED BY THE OWNER OR TENANT SHALL BE RECEIVED, STORED, AND INSTALLED BY THE CONTRACTOR. CONTRACTOR SHALL COORDINATE WITH OWNER FOR INSTALLATION.
- ALL PENETRATIONS THROUGH ROOF MUST COMPLY WITH ROOF WARRANTY REQUIREMENTS.
- VERIFY MEASUREMENTS WITH CORRESPONDING CONSTRUCTED OR EXISTING CONDITIONS PRIOR TO PROCEEDING WITH THE WORK, AND NOTIFY THE ARCHITECT IMMEDIATELY OF SIGNIFICANT DISCREPANCIES USING THE "CONSTRUCTION REQUEST FOR INFORMATION" FORM AND SUPPLEMENTARY CONTRACTOR-PRODUCED DETAILS AS REQUIRED.
- FINISH ELEVATIONS REFERENCED ON ARCHITECTURAL DRAWINGS ARE DATUM ELEVATIONS ABOVE THE FINISH FLOOR ELEVATION. THE CONTRACTOR MUST COORDINATE DATUM-BASED ARCHITECTURAL ELEVATIONS SHOWN WITH SITE-SPECIFIC ELEVATIONS SHOWN ON CIVIL DRAWINGS (IF ANY).
- REFER TO PROJECT MANUAL SECTION 05300 FOR DESCRIPTION OF THE DIVISION OF RESPONSIBILITIES BETWEEN BIDDING VENDORS AND CONTRACTOR.
- BUILDING SHALL BE FULLY PROTECTED WITH AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH NFPA 13. PROVIDE FIRE EXTINGUISHERS PER JURISDICTION REQUIREMENTS.
- COORDINATE ALL METER LOCATIONS WITH CIVIL, PLUMB., AND ELEC. DRAWINGS.
- COORDINATE TRANSFORMER PAD LOCATION WITH CIVIL & ELEC. DRAWINGS.



1 FLOOR PLAN
1/8" = 1'-0"

AS-BUILT

RECEIVED
JUL 21 2005
CHRISTA CONSTRUCTION, INC.

O'Donnell & Associates, Inc.
ARCHITECTURE + CONSTRUCTION MANAGEMENT
150 Versailles Road
Rochester, New York 14621
Phone: (585) 339-9568
Fax: (585) 339-9540

TSE Torshie Structural Engineering & Design P.C.
6517 Powers Rd
Rochester, NY 14626
Phone: (585) 339-1200 Fax: (585) 339-0500

DESIGNER NOTE CHECKLIST

NOTE #	APPLICABLE	NOT APPLICABLE	NOTE #	APPLICABLE	NOT APPLICABLE
1	X				
2	X				
3		X			
4	X				
5	X				
6		X			
7	X				
8	X				
9	X				

Clarence, New York

DRAWING TITLE:
FLOOR PLAN

ISSUE DATE: 7/19/05
SCALE: AS NOTED
DRAWN BY: TW
CHECKED BY: CR/JO

PROJECT NO. 05-03-17 OD

REVISIONS:

DRAWING NO.
A2.2