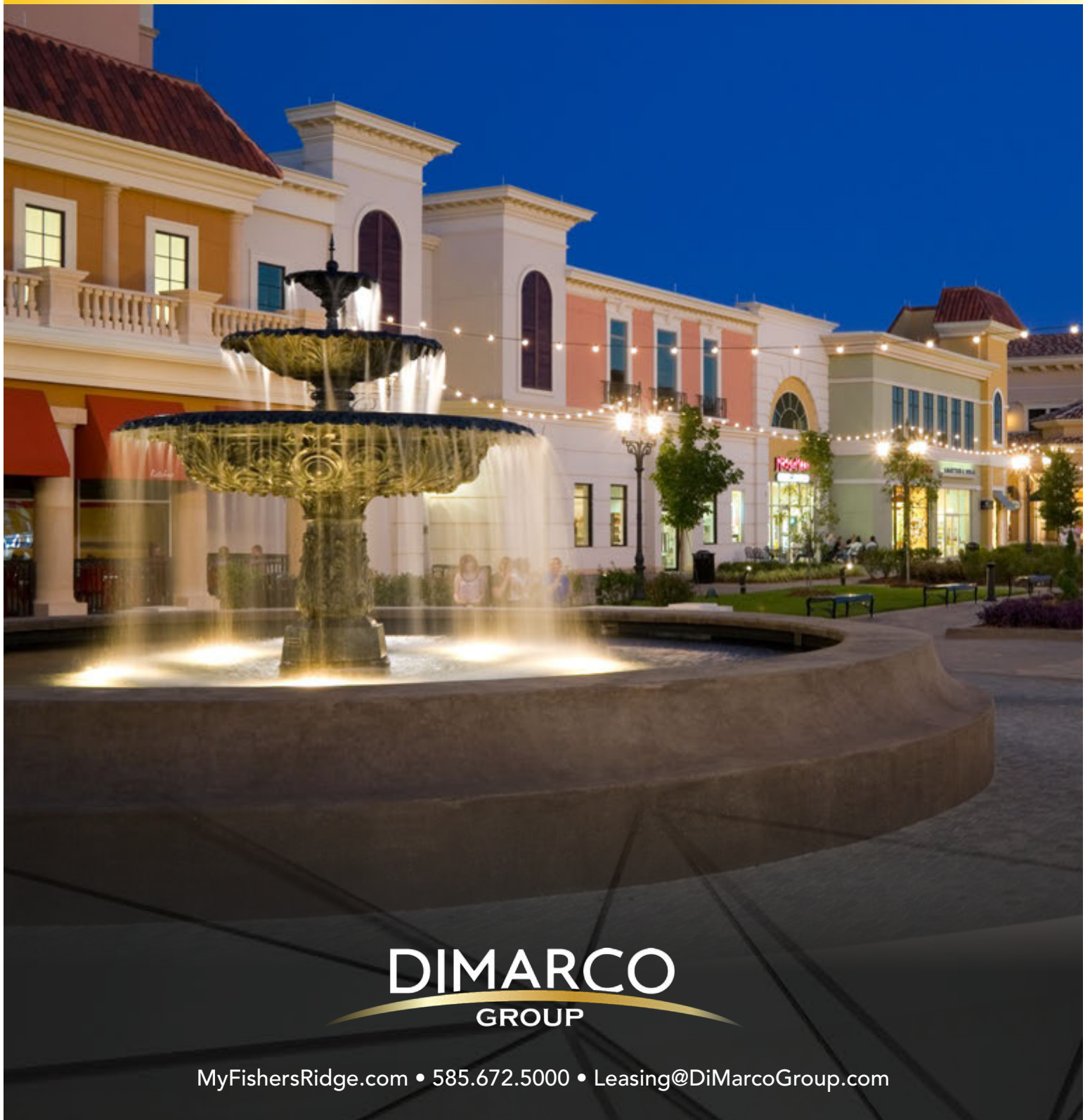


FISHERS RIDGE

OVER & ABOVE



DIMARCO
GROUP

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HIGHLIGHTS

Location

NYS Route 96

Site Size

125 Acres

Development Size

800,000 sf

Average Daily Traffic

21,361 (ADT)

Zoning

Commercial / Retail

Availability

- Specialty Retail
- Restaurant
- Office
- Medical Office
- Hotel
- Cinema
- Premium Grocer
- Bank

Area Description

Fishers Ridge is a mixed-use DiMarco Group development project situated on 125 acres in the affluent Town of Victor. Conveniently located between New York State Thruway exits 44 and 45, and visible to Thruway traffic, the property will offer a diverse selection of opportunities for retail, service, hospitality, dining, residential and office merchants.

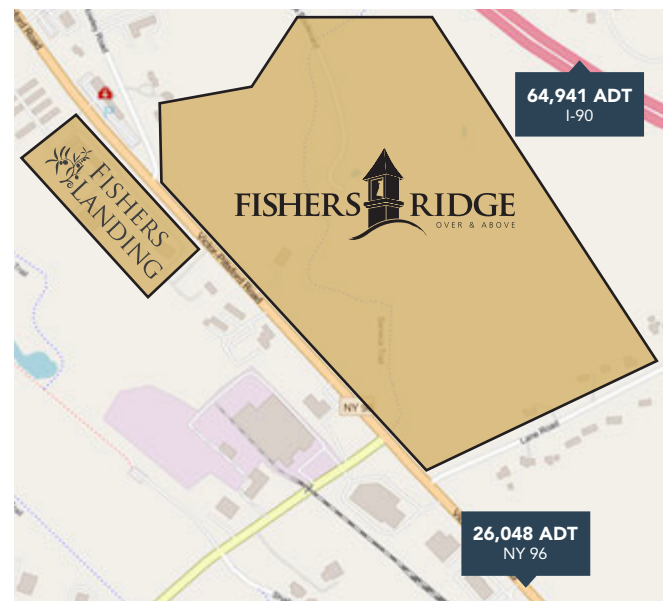
Fishers Ridge will be designed to complement the natural beauty of the Finger Lakes Region, while capturing the sophistication, history and culture of New York.

Victor is one of the fastest growing communities in the Rochester metropolitan area. The site is located two miles southeast of the NYS Thruway/Interstate 490 interchange. The property is bordered on one side by the Thruway and on the other by Route 96, which averages daily traffic of more than 21,000 local vehicles. Victor is the gateway between the metropolitan area and the Finger Lakes Region, which boasts a significant presence of wineries, historical sites and vacation destinations.



DEMOGRAPHICS WITHIN 5 MILES

Population:	38,137
Median HH Income:	\$105,875/year
Median Age:	46 Years
Total Households:	14,823
Education:	12% High School 22% Some College/Associates 64% Bachelors/Masters
Size:	5 mi ²
Crime Rate:	Very Low



DIMARCO
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**FOUR GENERATIONS. ONE GROUP.
BUILDING COMMUNITIES.**

Established in 1910 as a general contractor, DiMarco Group has evolved over the years into a full service development company applying cutting-edge design and building concepts to meet 21st century real estate needs. After 100 years, our commitment to excellence is stronger than ever.

Our visionary approach includes deployment of first-rate people, practices & technologies in partnership with our clients, who benefit from the strength and experience of the DiMarco Group family of companies.

ADMAR
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Equipment

BALDWIN REAL ESTATE
Property
Management

DIMARCO CONSTRUCTORS
Construction
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J. DIMARCO BUILDERS
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