

**For Sale - 621 Columbia Street Ext - \$2,400,000**  
**621 Columbia Street Ext, Cohoes, New York 12047**



**Listing Contact - 1**



**Ryan Mortka**

621 Columbia St, Cohoes, New York  
12047

Work: 518-785-9000

**Coldwell Banker Commercial  
Prime Properties**



**Listing Contact - 2**



**Christopher Schmid**

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12047

Work: 518-785-9000

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Description
<p>+/- 23,000 SF Office building for sale in the heart of the Capital District. Premier location just off Route 9 with easy access to I-87, I-90, I-787, and Albany Airport. Perfect owner occupy or investment opportunity. Currently +/- 4K square feet available of private well-lit space directly next to an entrance. Ample parking on-site, clean and professional common areas, EV chargers, and a well maintained building / landscaping. Long terms tenants in place. New common area flooring, and cooling tower. Directly in front of new AYCO Headquarters. Ideal place for office in the Capital District surrounded by recent development. Additional pad site on the property for up to 3,000 SF building with drive through.</p>

Basic Information		Details			
Sale Price:	\$2,400,000	Listing Details		Structure Details	
Price/SF:	\$104.30	Lot Size:	4.0 Acres	Heat:	Gas
Property Type:	Office	Ceiling Height:	10 Feet	Sanitary System:	Sewer
Available Space:	23011.0 SF	Year Built:		Water:	Public
Total Building:	23,011 SF	Parking Spaces:	130		
Lot Size:	4.0 Acres	Zoning:	COR		
REB Listing ID:	COM1019				

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