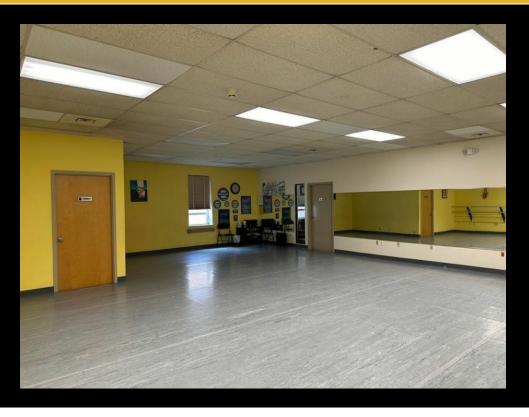
## For Sale - Commercial Sale - \$150,000 20 Aviation Rd, Albany, New York 12205



## **Listing Contact - 1**



Jessica Richer 20 Aviation Rd, Albany, New York 12205 Work: 518-458-7000

Hanna Commercial Real Estate



## Description

Successful/Established Dance Studio Business for Sale. 17-year history of providing diversity of classes serving all ages with over 200 students. Excellent reputation for quality classes, competitive teams and a caring environment where students are educated by dedicated teachers. Owner retiring and opportunity to take this stable business to new heights. Space consists of multiple studios/rehearsal spaces and sitting areas for adults to watch classes.

Basic Information			Details			
ice:	\$150,000	Listir	Listing Details		Structure Details	
e/SF:	\$19.57	Lot Size:	0.76 Acres	HVAC:	Central Air	
perty Type:	Investment	Ceiling Height:	8 Feet	Power Amps:	150	
perty Subtype:	Business Opportunity	Year Built:		Heat:	Gas	
able Space:	7666.0 SF	Parking Spaces:	15	Sanitary System:	Septic	
Building:	10,700 SF	Zoning:	IABA	Water:	Public	
Size:	0.76 Acres					
Listing ID:	COM1113					

\*No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.