

**For Lease - 2409 Route 9 - \$16,666.67/Month or \$2.08/SF/Month  
2409 Route 9, Mechanicville, New York 12118**



### Listing Contact - 1



**Vladimir Goykhman**  
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**Trinity Realty Group**



### Description

Rare opportunity in a quickly growing market. Experienced Landlords, build to suite opportunity. 3 buildings, one is already spoken for with a high traffic generating tenant. One pad site available up to 4,000 sf. 8000 sf of retail or office to be constructed as well.

<b>Basic Information</b>	
Lease Price:	\$2.08
Property Type:	Retail
Available Space:	8000.0 SF
Lot Size:	1.0 Acres
REC Listing ID:	COM149

<b>Details</b>			
<b>Listing Details</b>		<b>Structure Details</b>	
Lot Size:	1.0 Acres	Stories:	1
Parking Spaces:	65		
Zoning:	Commercial		

\*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.