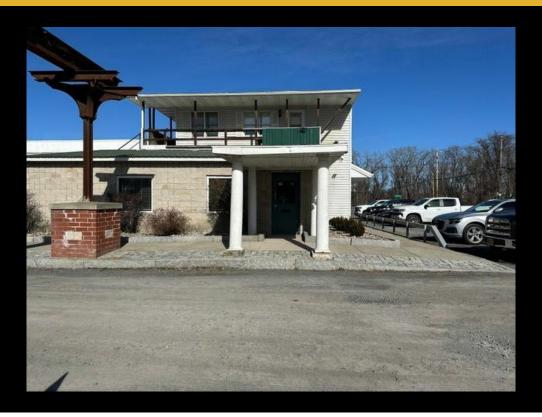
## For Lease - 11 River Road - \$1,200.00/Month or \$1.79/SF/Month 11 River Rd, Glenmont, New York 12077



**Listing Contact - 1** 

**Listing Contact - 2** 





Jessica Richer Karen Wentz NYS Licensed Associate Real Estate NYS Licensed Associate Real Estate Broker Broker

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

**Hanna Commercial Real Estate** 

**Hanna Commercial Real Estate** 





## **Description**

Beautiful retail/office space located on Rt 32 near port of Albany. Approximately 629 SF of open retail/office with office in back and private bathroom. Strategically located at Route 32 in Glenmont near I-787, the Port of Albany. Easy access to Albany as well as Bethlehem. Tenant can lease additional storage space at discounted rate.

Basic Information		
Lease Price:	\$1.79	
Property Type:	Office	
Property Subtype:	Professional Office	
Available Space:	672.0 SF	
Total Building:	10,500 SF	
Lot Size:	5.9 Acres	
REC Listing ID:	COM202	

Details				
Listing Details		Structi	Structure Details	
Lot Size:	5.9 Acres	Stories:	2	
Ceiling Height:	9 Feet	HVAC:	Central	
Year Built:		Power Amps:	150	
Parking Spaces:	10	Heat:	Gas	
Zoning: Rural Light Industrial	Sanitary System:	Septic		
	Water:	Public		

<sup>\*</sup>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.