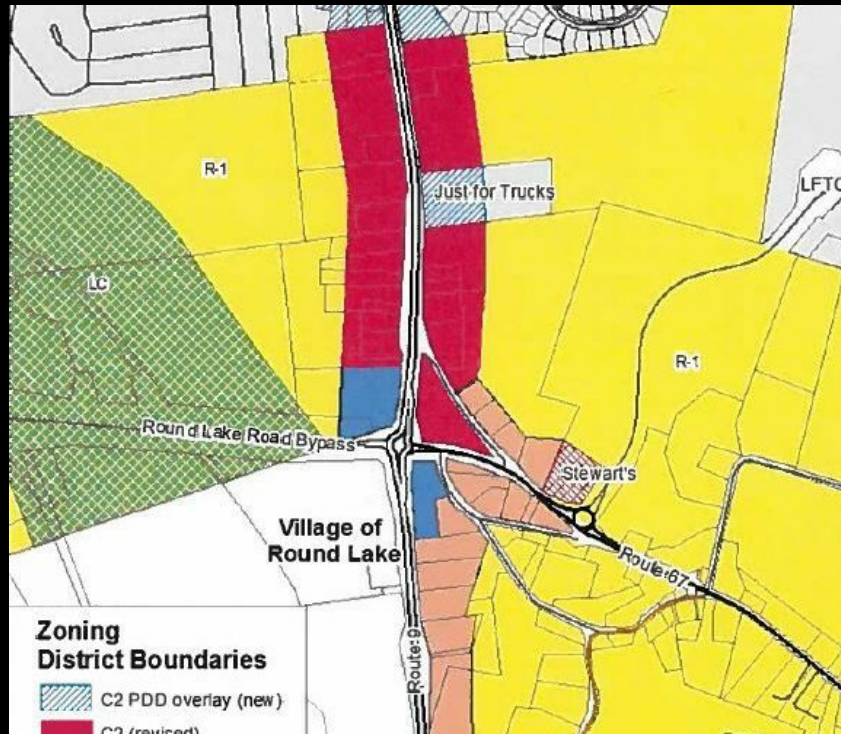


**For Sale - 2377 Route 9 - \$399,000**  
**2377 Route 9, Ballston Spa, New York 12020**



#### **Listing Contact - 1**



**Christopher Falvey**

427 New Karner Rd, Albany, New  
York 12205  
Work: 5184523912

**FALVEY REAL ESTATE GROUP**



#### **Description**

Great development opportunity on 3.64 acres in the fast growing Malta market. C-2 zoning, ideal for auto sales, storage, retail, office, etc. Just 1.5 miles from I-87. Build to suit with sale options available. 1031 Exchange possibility as well as land lease option.

Basic Information	
Sale Price:	\$399,000
Price/SF:	\$2.52
Property Type:	Land
Available Space:	158558.4 SF
REB Listing ID:	COM97

Details
Listing Details

\*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.