



**ROCHESTER**  
6100 US-209, Kerhonkson, NY 12446

<https://gristmillrealestate.com>

**\$3,000**

Former Bank Branch with drive up windows, vault, safety deposit boxes and teller counters. Other uses would be day care, insurance office, restaurant, Doctor or Dentist office, law office or veterinarian hospital. Excellent business opportunity in growing area of the Kerhamptons. Room layout consists of entry foyer, lobby, conference room, private office, break room, and full unfinished basement with high ceiling. Larger paved parking lot, excellent visibility from Rt 209. Broker has ownership interest in property.

**MLS ID:** 20205279

**Status Category:** Active

**Zone:** B District

**Year built:** 1981

**Basement:** Full

**Ceiling Height:** 8

**Date added:** Added 1 year ago

## INTERIOR FEATURES

**Flooring:** Carpet, Linoleum

## UTILITIES

**Heat Source:** Forced Air

**Hot Water:** Electric

**Sewer:** Septic In-ground

## EXTERIOR FEATURES

**Garage/Parking Extras:** Lot-paved, Lot-striped

**Lot Features:** Landscaped, Level, Parking Lot

**Lot Dimensions:** 260 X 150

## LOCATION DETAILS

**Area/Town:** Rochester

**Listing Category:** Commercial/industrial

**Area, sq ft:** 2100 sq ft

**Acreage:** 0.87

**Age:** 21-40

**Other Rooms:** Office

**Commercial Features:** Kitchen Facilites, Private Restrooms, Security Light(s)

**Cooling/Air Conditioning:** Central

**Heating Fuel:** Propane

**Water:** Drilled Well

**Construction:** Frame/stick, Masonry

**Road Frontage:** State Road

**Lot/Site:** Rural, Suburb

**School District:** Rondout Valley

**County:** Ulster County

**Directions:** Rt 209 South On Right Just Before Samsonville Rd.

**LISTED BY**

**Office Name:** Hudson Valley Appraisal

**Agent First Name:** Michael

**Agent Last Name:** Bernholz



**Contact us**

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