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# \$315,000

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. Largerpaved parking lot, excellent visibility from Rt 209. Broker has ownership interest in property.

MLS ID: 20205284 Status Category: Active Zone: Business Year built: 1981 Basement: Full Business Name: 6100 Llc

Date added: Added 2 years ago

#### **INTERIOR FEATURES**

Flooring: Carpet, Marble, Mixed Additional Interior Features: Total Sqft

#### UTILITIES

Heat Source: Forced Air Hot Water: Propane Electricity: 200 Amps

### **EXTERIOR FEATURES**

Garage/Parking Extras: Off Street, Parking Spaces 20+ Lot Features: Landscaped, Parking Lot Lot Dimensions: 250 X 175 Listing Category: Commercial/industrial Area, sq ft: 2100 sq ft Acreage: 0.87 Age: 21-40 Ceiling Height: 8 Commercial Features: Handicap Access, Kitchen Facilites,

Private Restrooms, Security Light(s), Security System, Smoke Detectors

Cooling/Air Conditioning: Central

Heating Fuel: Propane Water: Drilled Well Sewer: Septic In-ground

Construction: Frame/stick, Masonry Road Frontage: State Road, Paved Lot/Site: Hamlet/village

# LOCATION DETAILS

Area/Town: Rochester Elementary School: Kerhonkson Pre K-3 Directions: Rt 209 South From Stone Ridge, Property On Right Just Before Samsonville Rd.

## LISTED BY

Office Name: Hudson Valley Appraisal Agent Last Name: Bernholz

School District: Rondout Valley County: Ulster County

Agent First Name: Michael



#### Contact us Phone:

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