

**ROSENDALE** 

424 Main St, Kingston, NY 12401

\$449,000

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Rare opportunity to acquire a charming historic mixed-use building on Main Street in the heart of Rosendale! Perry's Pickles recently moved out of the ground floor retail space, so that space is available for either an owner occupant or a new tenant. The building's second floor is beautiful 2BR, 1.5 Bath Airbnb with a private entrance - great revenue generator that can carry building expenses. The apartment is currently leased short-term through February 29, 2024 for \$2,250 per month. Full basement is not included in the square footage. Great off-street parking - large lot at the rear of the building. Possibility to expand the building, providing additional revenue potential. Also opportunity to change retail to restaurant use, with attractive garden seating.

MLS ID: 20221844

Status Category: Pending

Zone: B-1

Year built: 1930 Basement: Full

Date added: Added 1 year ago

## UTILITIES

Heat Source: Baseboard

**Hot Water:** Coil **Sewer:** Municipal

## **EXTERIOR FEATURES**

**Garage/Parking Extras:** Off Street

Lot Dimensions: 0.10 Acre

## **LOCATION DETAILS**

**Area/Town:** Rosendale **County:** Ulster County

**Listing Category:** Commercial/industrial

Area, sq ft: 1760 sq ft

**Acreage:** 0.1 **Age:** 61-100

Business Name: Perry's Pickles

**Heating Fuel:** Propane

Water: Municipal

Road Frontage: State Road

School District: Rondout Valley

**Directions:** Main Street Rosendale. One Block West Of Rosendale Theater, On The Same Side Of The Street.

## **LISTED BY**

Office Name: New Paltz Properties

Agent Last Name: Eyler

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