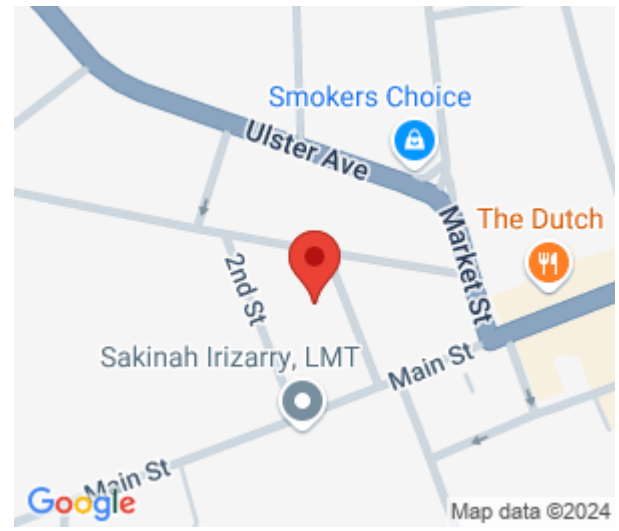


Bradshaw-57--3-5.11



August 14, 2018
 14.931
 0 0.04 0.08 0.10 mi
 0 0.05 0.1 0.2 km
 Parcels
 Override 1
 Parcels
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OTHER
 754 Duanesburg Rd, Schenectady, NY 12306

<https://gristmillrealestate.com>

\$1,999,990

Great investment opportunity on the outskirts of Albany. Located on route 7 (Duanesburg Road) and on the corner of I-90 & I-88 in Rotterdam. Excellent exposure and close to everything you would need to start or grow a business of any type. NYS Department of Transportation traffic counts are 42,447 on I-90, 19,163 on I-88 and 12,555 on route 7. For a total of 74,165 vehicles per day. Easy access. Take a look and give your business the best opportunity to flourish.

MLS ID: 20232760

Status Category: Active

Zone: Com

Year built: 1900

Date added: Added 8 months ago

Listing Category: Commercial/industrial

Area, sq ft: 1 sq ft

Acreage: 22.96

Age: 61-100

UTILITIES

Water: Municipal

Sewer: Septic In-ground

EXTERIOR FEATURES

Road Frontage: State Road, Interstate

Lot Dimensions: Irregular

LOCATION DETAILS

Directions: On Route 7 (also Duanesburg Road) Off I-90 Exit 25 Or I-88 Exit 25a. The Property Is On The West Side Of The Road Bordered By I-90 & I-88.

LISTED BY

Office Name: Win Morrison Realty

Agent First Name: William

Agent 2 First Name: George

Office 2 Name: Win Morrison Realty

Agent Last Name: Carey

Agent 2 Last Name: Graham



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