

# KINGSTON,CITY

715 Broadway, Kingston, NY 12401

\$695,000

https://gristmillrealestate.com

Mixed Use Commercial/Residential! Solid Brick Building with first-floor Office Space currently used as a professional office suite with a large reception area, 2 private office spaces, 1/2 bath, large storage area, fresh carpet, and access to a fully finished basement with a kitchenette and 2 more finished room and a large storage room. The office space also has a back entrance off the (5 car parking area). The second-floor residential unit recently vacated is full of natural light with oversized windows, the living/dining combo, one large bedroom, 2 wall AC units, an electric stove, new carpets, fresh paint and ready for the next tenant. This is a great building if a buyer is looking for a live/work space. The landlord pays for heat and hot water (natural gas), and separate electricity for each tenant. Great business visibility in Kingston's Historic Midtown Broadway. The owner currently occupies the office space and can vacate or rent it back if the buyer desires. Centrally located off the NY state thruway, easy access to public transportation, a short stroll to the Performing Arts Center, restaurants, shops, and all the excitement happening in Kingston right now! Uptown Kingston is less than 1/2 mile and Downtown Kingston is about 1 mile.

MLS ID: 20233394 Listing Category: Commercial/industrial

Status Category: Active Area, sq ft: 2112 sq ft

 Zone: Com
 Acreage: 0.07

 Year built: 1900
 Age: 100-200

Basement: Finished, Full Commercial Features: Display Window

#### **INTERIOR FEATURES**

Date added: Added 2 years ago

Flooring: Carpet Cooling/Air Conditioning: Wall Unit

**Additional Interior Features:** Office Sqft

## **UTILITIES**

Heat Source: Baseboard Heating Fuel: Natural Gas

Hot Water: Gas Water: Municipal Electricity: 150 Amps Sewer: Municipal

#### **EXTERIOR FEATURES**

Garage/Parking Extras: Lot-paved, Off Street Construction: Masonry

Road Frontage: City Street Lot Dimensions: 37x83

### **LOCATION DETAILS**

Area/Town: Kingston, City County: Ulster County

**LISTED BY** 

Office Name: Berardi Realty Agent Last Name: Nunez

School District: Kingston Consolidated

**Directions:** Take Thruway Exit 19 To Kingston, Third Exit At The Round-a-bout To Exit 587 Towards Broadway, Take The Broadway Exit, 715 On Your Right.

Agent First Name: Yameil



Contact us

Phone:

