

# INDUSTRIAL/WAREHOUSE CONDO FOR SALE

2 Mill Street | Cornwall, New York 12518



110,000 SF GLA

FOR SALE

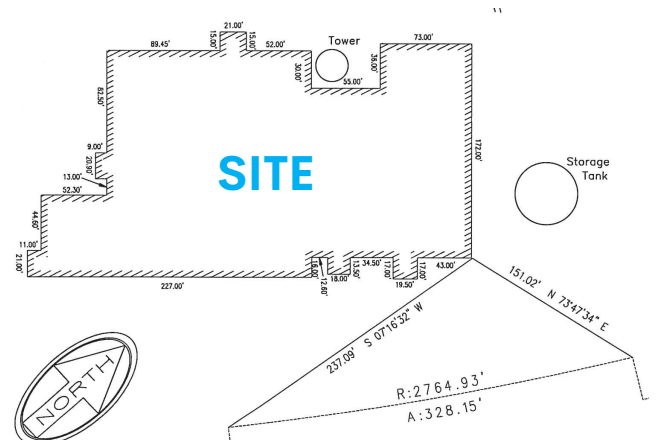
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## INVESTMENT HIGHLIGHTS

- 110,000 SF Industrial Property
- 2 Building Condo
- Building 1
  - 4 Stories
  - Freight Elevator
  - 1 Drive Door
  - 12'8" Ceiling Heights
  - Fully Sprinklered
- Building 2
  - 1 Drive-In Door
  - 18' Ceiling Heights
  - Fully Sprinklered Building
- Real Estate Taxes: \$34,875.65

## AREA DEMOGRAPHICS

	3 Miles	5 Miles	10 Miles
Population	30,287	73,219	228,239
Avg. HH Income	\$119,965	\$105,110	\$110,144



**ROYAL**  
PROPERTIES

850 Bronx River Road | Bronxville, NY 10708  
www.RoyalPropertiesInc.com

## BROKER CONTACT:

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