

FOR LEASE

VIRTUAL
TOUR



ALBANY COUNTY

17 ERIE ST

Albany, NY

23 North
COMMERCIAL REAL ESTATE SERVICES

PROPERTY HIGHLIGHTS

Perfect size warehouse for any trades person! Easy access to Broadway, highways and all amenities. 3 ground height doors to easily pull your trucks and equipment inside. Includes the fenced-in lot on the left. The fenced-in lot on the right is also available for lease. This Warehouse has been updated and is in great shape.

- Warehouse and Office Space
- 5,265 RSF
- 3 Overhead Doors: 8'x8'
- Water & Sewer
- <5 minute drive to U.S. RT 9/i90 Junction
- <10 minute drive to most amenities
- Modified Gross Lease
- Additional side yard available, call listing broker for details

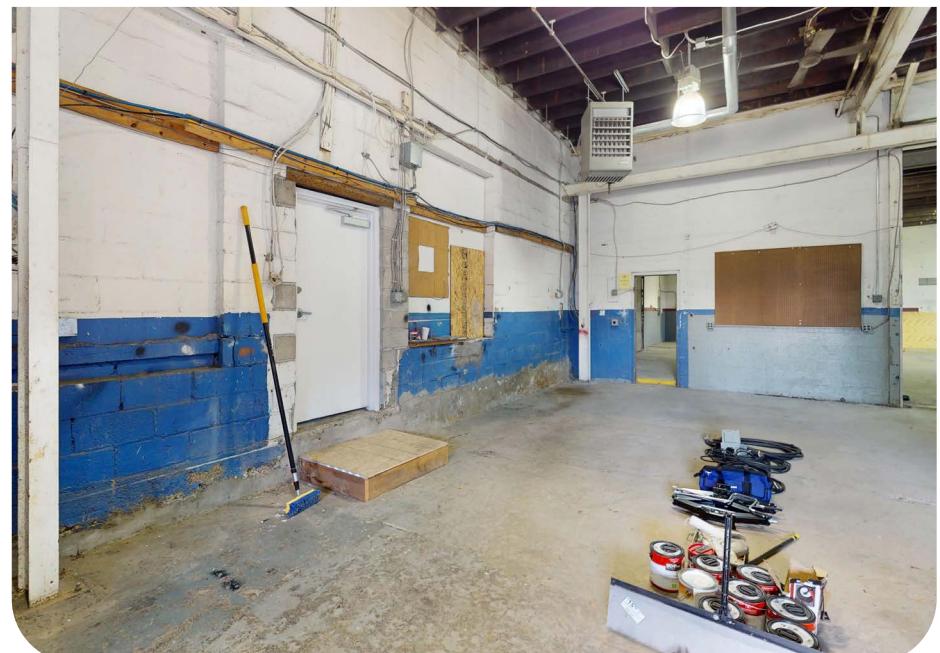
OFFERING SUMMARY

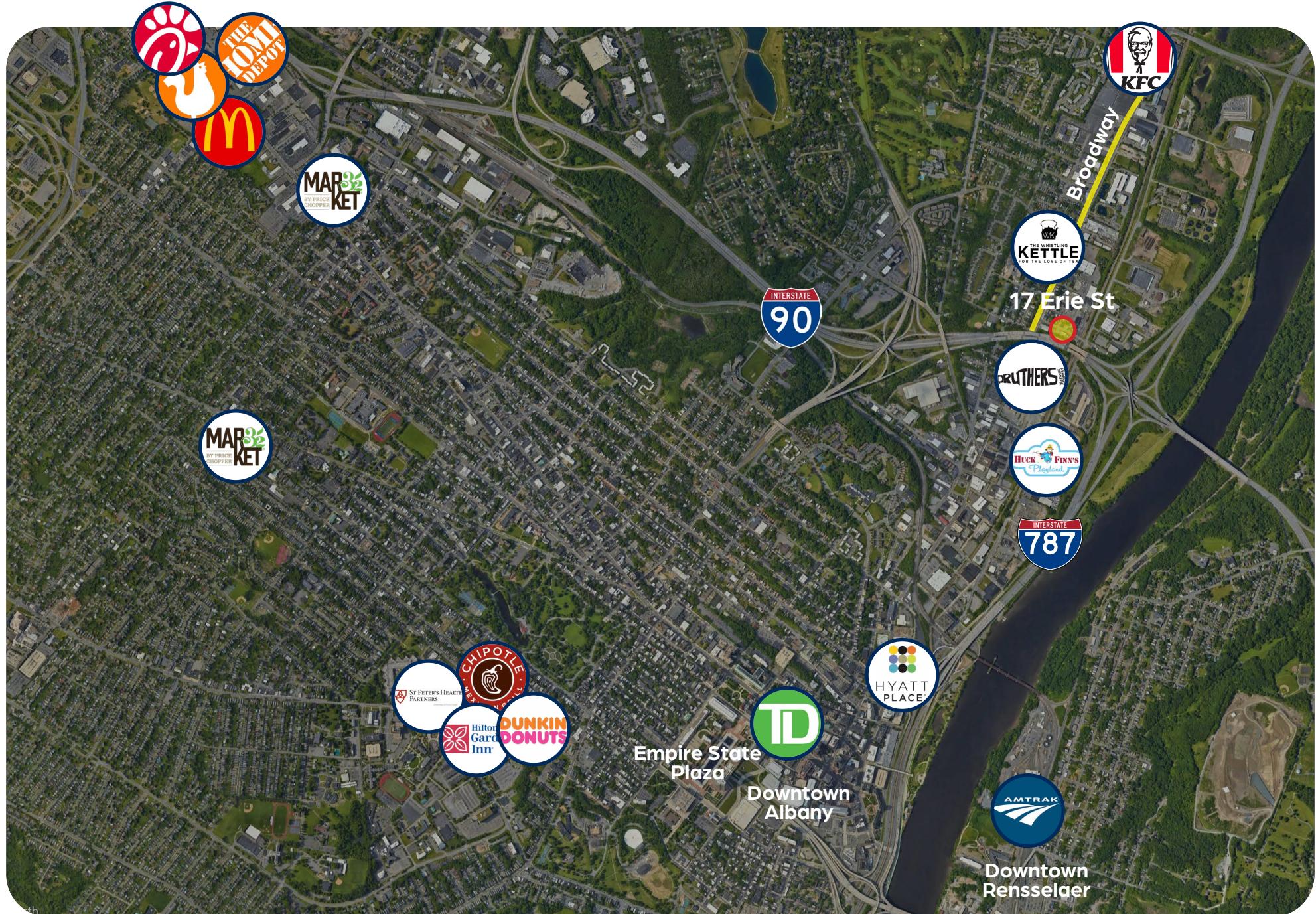
AVAILABLE

5,273 SF

RATE

\$5,700 MOD GROSS





MEDIAN HOME VALUE

City of Albany (2021)

\$186,500

MEDIAN HH INCOME

City of Albany (2021)

\$52,583

ESTIMATED/CAPITA INCOME

City of Albany (2021)

\$34,195

AVERAGE DAILY TRAFFIC

Broadway (2021)

6,273

TOTAL POPULATION

1 Mile

2 Miles

3 Miles

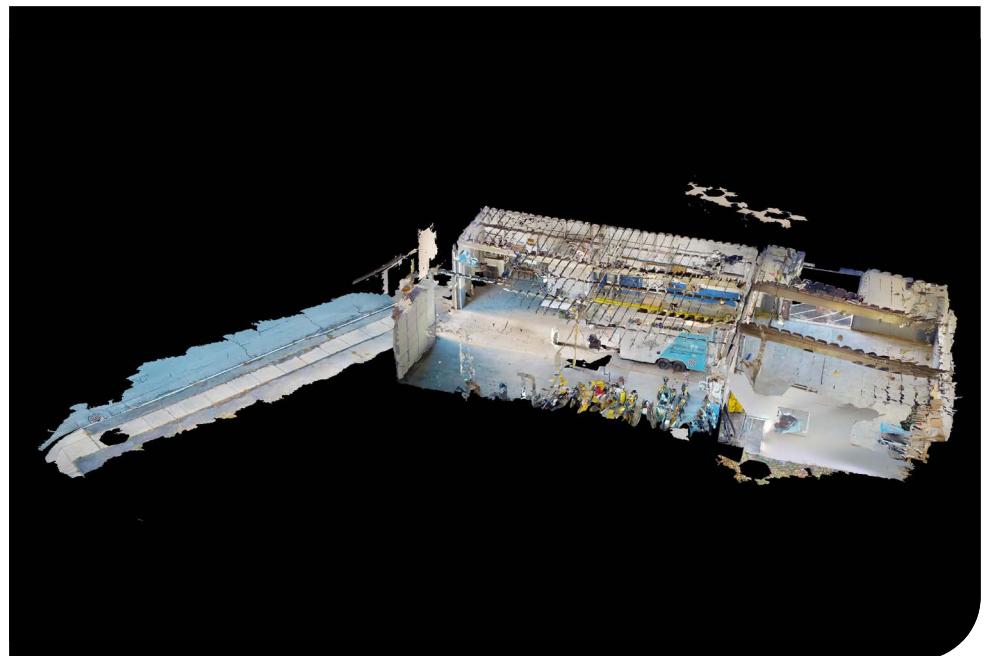
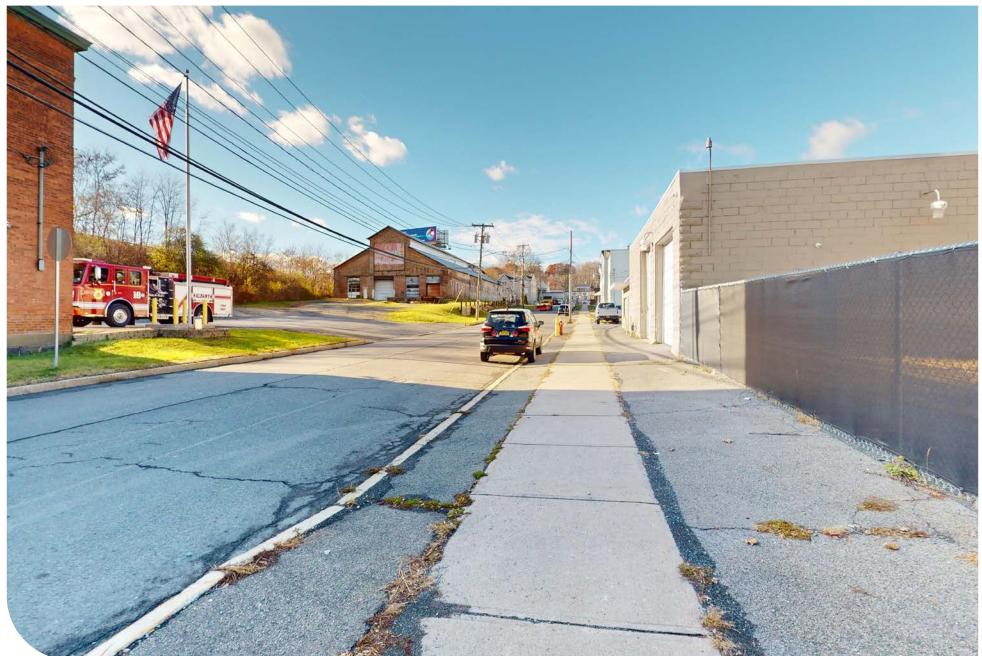
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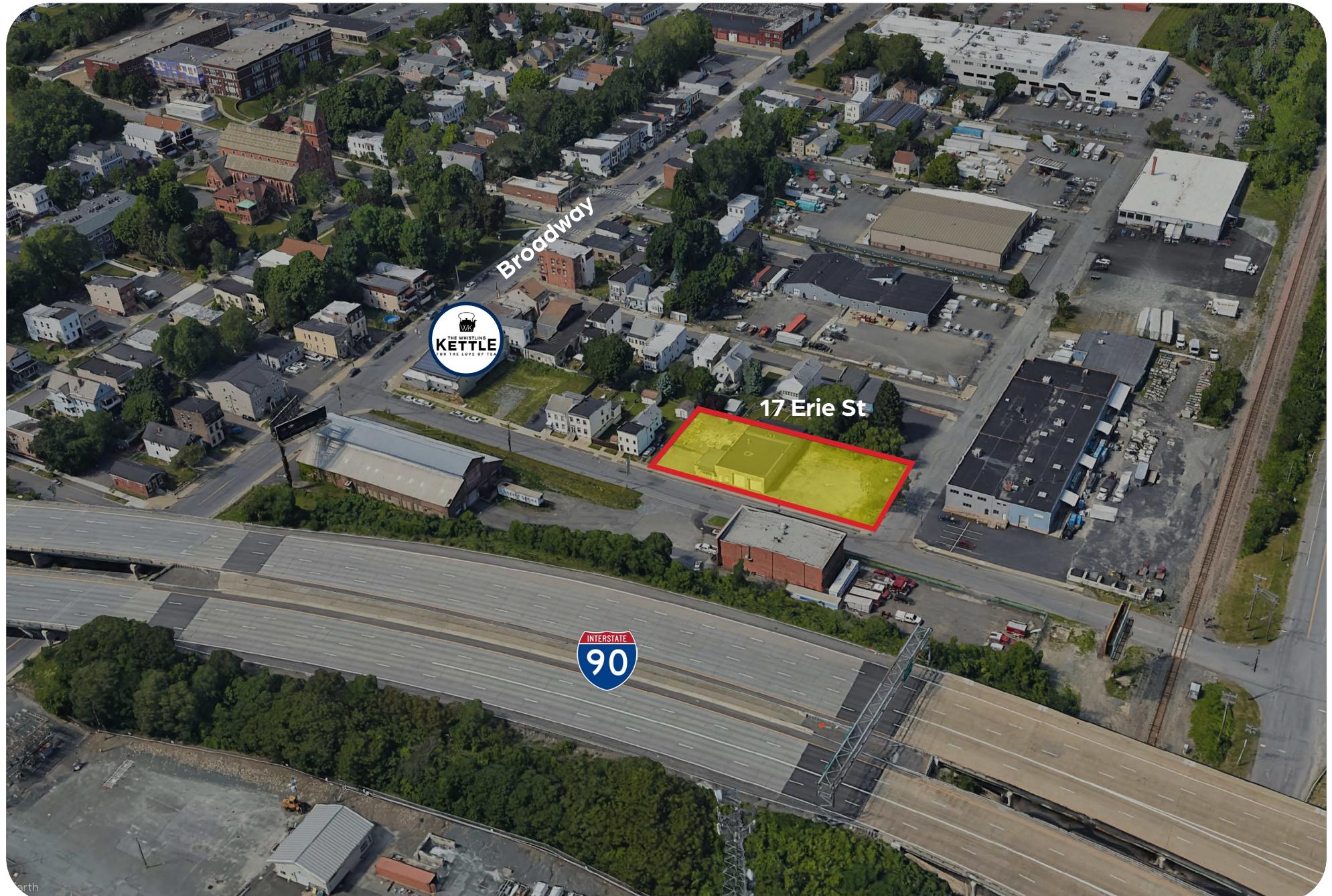
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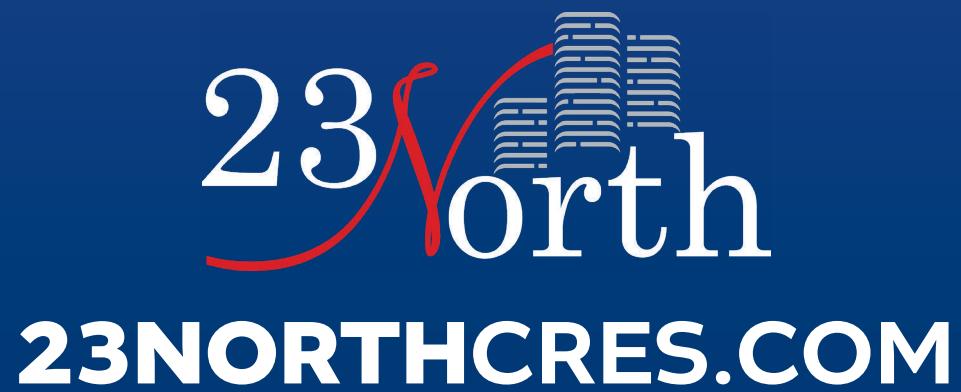
94,033











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