



**Lot Size Square Feet:** 200,376  
**Building Available SQFT:** 11,588  
**Lot Size Acres:** 4.6  
**Lot Size Dimensions:** 357X467

**Property Sub Type:** Industrial  
**Year Built:** 1970  
**Zoning:** Industrial

**Public Remarks:** Prime 11,100 sq ft Commercial Property! Ideal for light manufacturing, abundant natural ight, ample off-street parking, nearly 5 acres, well-maintained, private water/sewer, three-phase electric, and located on a state highway makes it a prime location only minute from NY State Thruway exit 29.

[Click to View Virtual Tour](#)

General Property Information	SqFt/Construction Information	Business/Tax Information															
<b>Parking Features:</b> Parking Total: 60	<table border="1"> <thead> <tr> <th>Total SqFt</th> <th>Avail SqFt</th> <th>Ceilings</th> </tr> </thead> <tbody> <tr> <td><b>Building:</b></td> <td>11,588</td> <td></td> </tr> <tr> <td><b>Office:</b></td> <td></td> <td></td> </tr> <tr> <td><b>Warehouse:</b></td> <td></td> <td></td> </tr> <tr> <td><b>Retail:</b></td> <td></td> <td></td> </tr> </tbody> </table> <p><b>Construction Materials:</b> Block; Metal Siding  <b>Architectural Style:</b> Commercial; Industrial; Mixed  <b>Use:</b> Office  <b>Heating:</b> Baseboard; Natural Gas  <b>Cooling:</b> Window Unit(s)  <b>New Construction Y/N:</b> No  <b>Roof:</b> Metal; Other  <b>Sewer:</b> Septic Tank  <b>Water Source:</b> Drilled Well</p>	Total SqFt	Avail SqFt	Ceilings	<b>Building:</b>	11,588		<b>Office:</b>			<b>Warehouse:</b>			<b>Retail:</b>			<p><b>Parcel Number:</b> 62.7.-14.1  <b>County:</b> Montgomery  <b>City/Municipality:</b> Palatine Bridge  <b>Geo Lat:</b> 42.920091  <b>Geo Lon:</b> -74.597702  <b>Possible Use:</b> Business; Industrial; Manufacturing; Mixed; Office Plus; Office/Warehouse; Warehouse  <b>Tax Annual Amount:</b> \$15,134.64  <b>Tax Block:</b> 62.7  <b>Tax Lot:</b> 4.1  <b>Tax Section:</b> 1  <b>Total Taxes Description:</b> Estimated</p>
Total SqFt	Avail SqFt	Ceilings															
<b>Building:</b>	11,588																
<b>Office:</b>																	
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		Sale Information															
	<p><b>Days On Market:</b> 43  <b>List Price/Acres:</b> 141,086.96  <b>Listing Contract Date:</b> 04/17/2024  <b>Original List Price:</b> \$649,000  <b>Broker Agent Compensation:</b> 0%  <b>Buyer Agency Compensation:</b> 2.5%  <b>Sub Agency Compensation:</b> 0%  <b>Dual Variable Compensation Y/N:</b> No</p>	<p><b>Status Change Date:</b> 04/17/2024  <b>Possession:</b> At Closing</p>															

**Directions:** Route 5 between Palatine and Nelliston

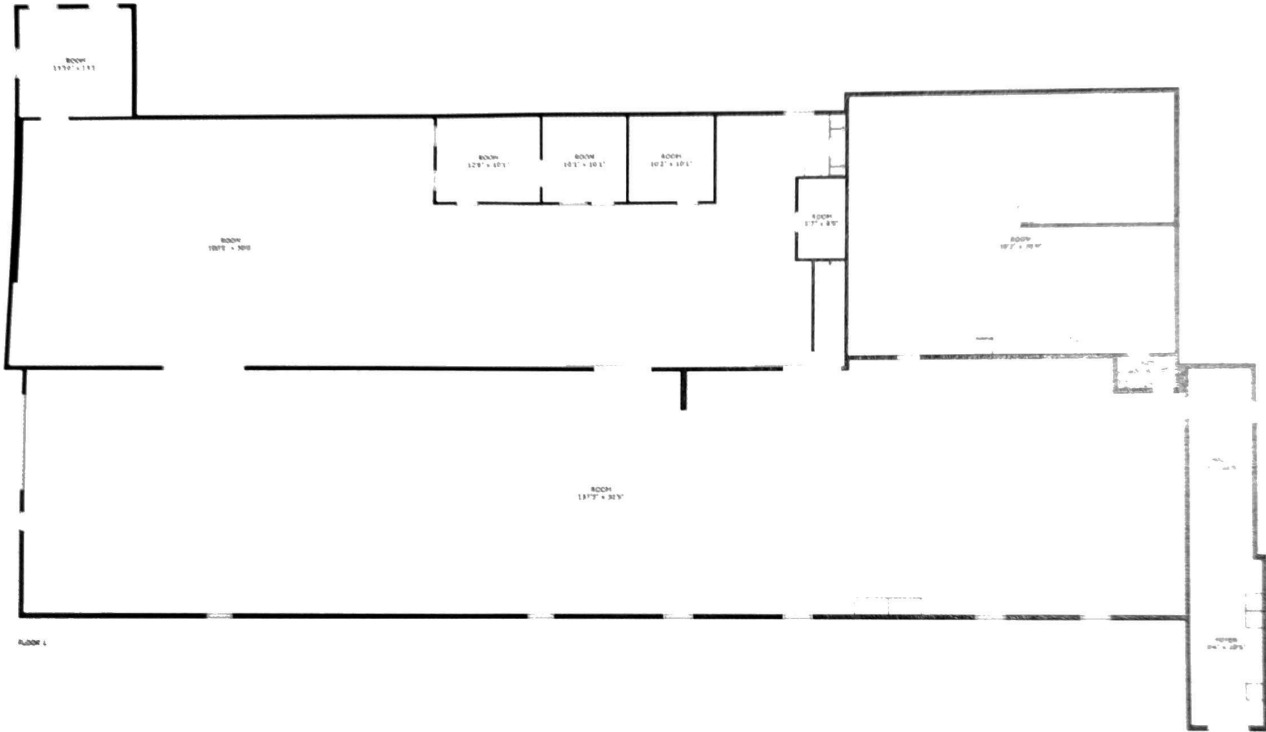
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# Floor Plan

**6113 NY-5, Palatine Bridge, NY 13428**

This listing is Active Listed for \$649,000 MLS # 202415348



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