

FOR SALE

120 East Main Street, Norwich NY

120 and 110 East Main Street

Industrial Back on Market – Price Reduced



Property Highlights

- 42,817 SF industrial facility
 - 7,735 SF at approximately 11' clear
 - 7,729 SF with 12' 7" – 16' 3" clear
 - 12,051 SF with 15' 8" – 19' 2" clear
 - 27,515 SF total industrial space
 - 8,500 SF office space on first floor (renovated in 2012)
 - 6,500 SF office space on second floor
- Two loading docks
- Elevator to second floor. Large cafeteria and lobby
- 800 Amps, 250 Volt, 3-Phase electric
- Fully sprinklered and air conditioned throughout first floor



Details

Asking	\$875,000
Square Feet	42,817 SF
Lot Size	2.29 acres plus 0.7 acre parking area
Tax ID's	136.5-5-10.1 (Ind Bldg at 120 E Main), Plus 136.5-5-4.1 (0.12 acres in front of docks) 136.5-5-3.1 (0.3 acres at 110 E Main St – parking lot) Plus 136.5-5-3.2 (approx. 0.4 acres of the 0.68 acre parking area)
Taxes	Properties currently tax exempt. Status will not change until the assessment roll and tax cycle following purchase.
Zoning	Industrial

Contact

MAUREEN D. WILSON, CCIM, SIOR
VP of Business Development
Real Estate Broker
+1 607 754 5990 Ext 323
Mwilson@pyramidbrokerage.com

BRUCE "ETHAN" COOK
Real Estate Salesperson
+1 607 754 5990 Ext 311
Ecook@pyramidbrokerage.com

84 Court Street, Third Floor
Binghamton, New York 13901
+1 607 754 5990
pyramidbrokerage.com

FOR SALE

120 East Main Street | Norwich, NY



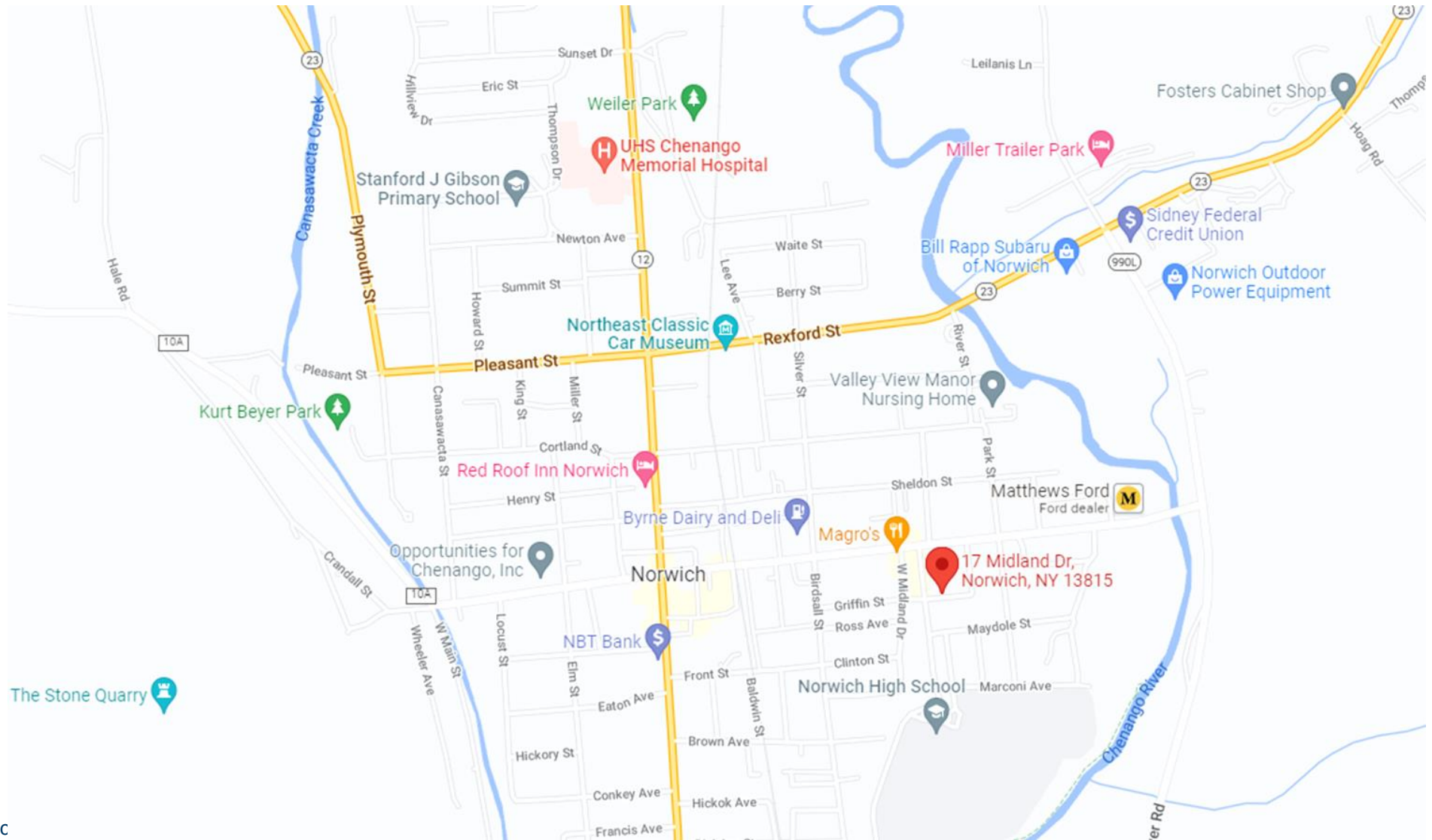
FOR SALE

120 East Main Street | Norwich, NY



FOR SALE

120 East Main Street | Norwich, NY



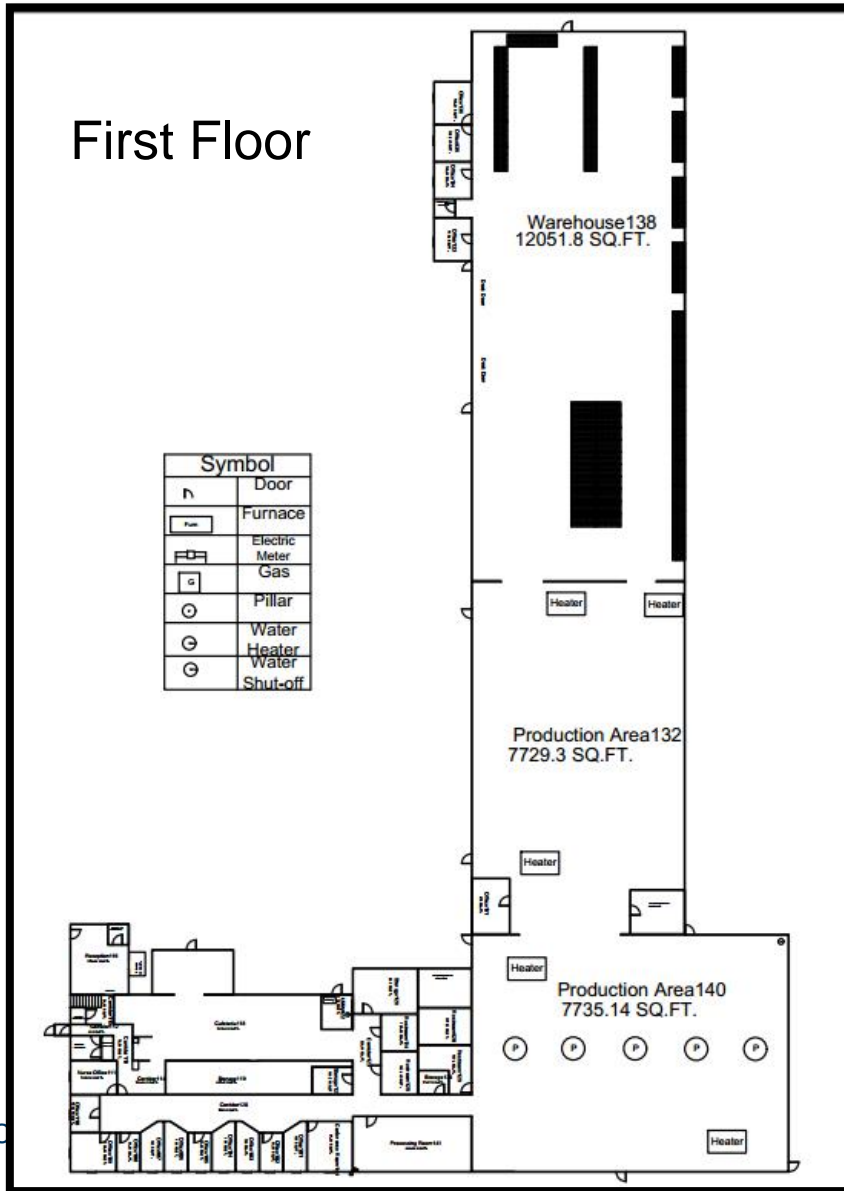
Click

FOR SALE

120 East Main Street | Norwich, NY



First Floor



Second Floor

