



COMMERCIAL BUILDING FOR SALE

2566 NYS ROUTE 52, EAST FISHKILL, NY 12533

Backup
Generator



NEAR TACONIC STATE PARKWAY & INTERSTATE 84

OFFERING SUMMARY

ADDRESS: 2566 NYS Route 52
East Fishkill, NY 12533

LOCATION: Taconic State Parkway, Exit 38
(1 Minute / 0.4 Miles)
Interstate 84, Exit 52
(3 Minutes / 1.9 Miles)
U.S. Route 9
(14 Minutes / 6.8 Miles)

BUILDING SIZE: 4,828 SF

LOT SIZE: 2.9 Acres

ASKING PRICE: \$495,000

PROPERTY OVERVIEW

CR Properties Group, LLC is pleased to offer an Office, Retail, Service Building For Sale on 2566 NYS Route 52, East Fishkill, NY 12533. This location is 1 Minute away from the Taconic State Parkway, 3 Minutes from Interstate 84, and 14 Minutes from U.S. Route 9. The building size is 4,828 SF on 2.9 Acres with ample parking on site with a back up generator.



CR Properties Group, LLC
295 Main Street
Poughkeepsie, NY 12601
www.crproperties.com



ALL DATA BELIEVED TO BE ACCURATE BUT NOT WARRANTED

For more information:

Thomas M. Cervone
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OFFICE / RETAIL / SERVICE

2566 NYS ROUTE 52, EAST FISHKILL, NY 12533

SUB-DIVISION POSSIBLE, MULTIPLE UNITS - 4,828 SF



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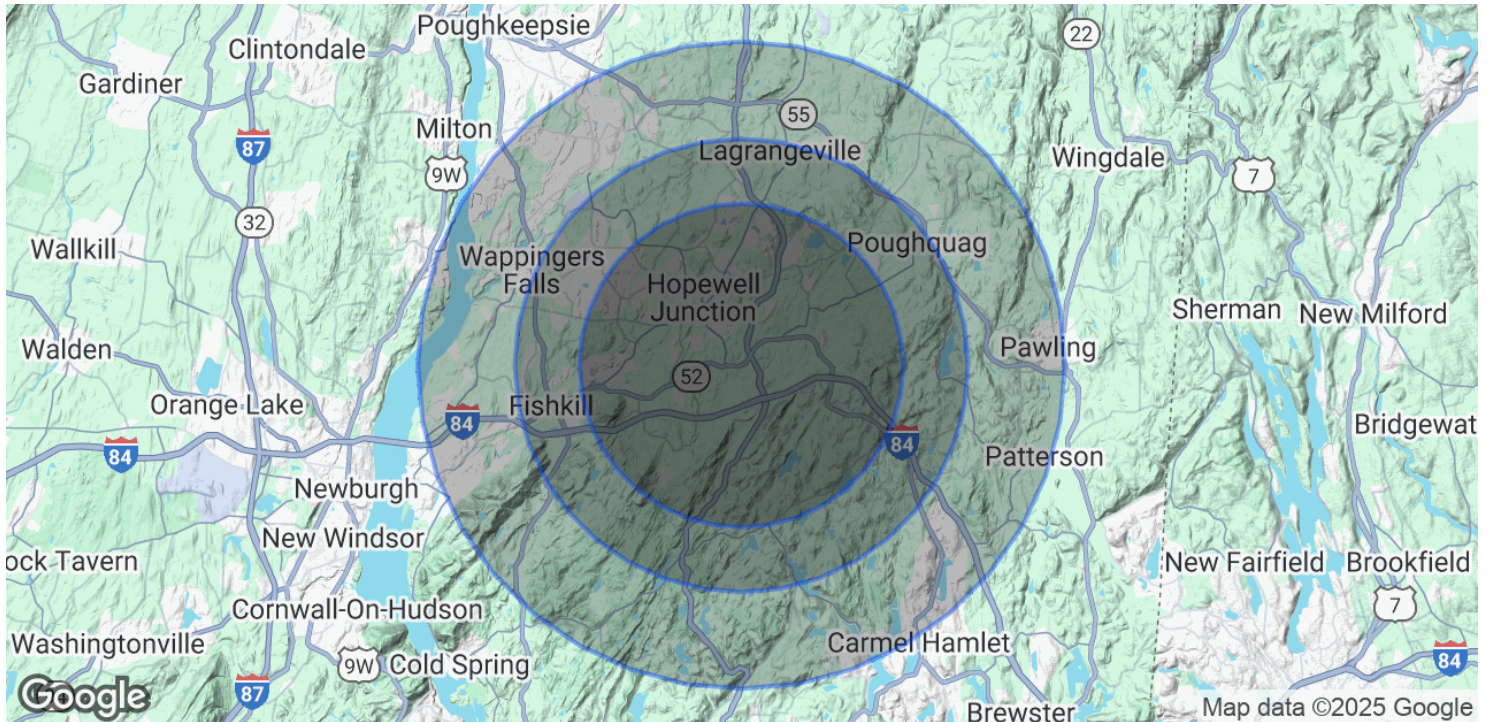
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DEMOGRAPHICS & STATISTICS

POPULATION, HOUSEHOLD & INCOME

MID-HUDSON VALLEY REGION



POPULATION

	5 MILES	7 MILES	10 MILES
Total Population	41,725	80,901	160,680
Average Age	43	43	43
Average Age (Male)	42	42	42
Average Age (Female)	43	44	44

HOUSEHOLDS & INCOME

	5 MILES	7 MILES	10 MILES
Total Households	14,139	29,494	59,795
# of Persons per HH	3	2.7	2.7
Average HH Income	\$181,402	\$166,139	\$156,603
Average House Value	\$499,406	\$481,293	\$475,088

Demographics data derived from AlphaMap



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