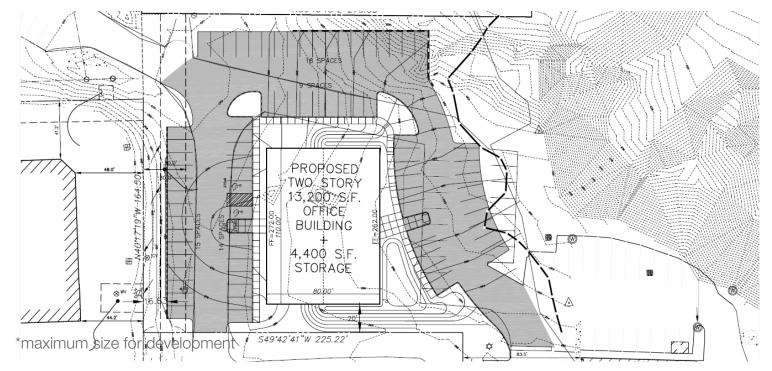
## 10A New Karner Road, Guilderland, New York 12084

## FOR LEASE \$50,000 /YR NNN







Anthony "Tony" Catalano | Real Estate Salesperson +1 646 696 0382 | +1 518 465 1400 ext. 206 | tcatalano@naiplatform.com

## 10A New Karner Road, Guilderland, New York 12084 \$50,000 /YR NNN



## Specifications

Zoning:	BN-RP, Business Non-Retail Professional
Topography:	Generally Flat, slight slope down from south to north
Condition:	Partially treed and paved
Utilities:	Municipal water, sewer (at the curb), gas, electricity
Approvals:	None
Visibility:	Overlooking the intersection of Rt. 155 & Rt. 20
Neighbors:	Walgreen's, CVS, NBT Bank, Key Bank, 1st Naitional Bank of Scotia, Kumon Learning Center
Traffic Count:	35,000 cars daily, both roads combined

\*Property is owned by a licensed NYS Real Estate Broker

For more information, contact:

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