



697 TROY SCHENECTADY ROAD | LATHAM, NY

FORMER RESTAURANT ON ROUTE 7

4,550 SF AVAILABLE | FOR LEASE

PROJECT DETAILS

LATHAM, NY (TOWN OF COLONIE) • 4,550 SF AVAILABLE • FOR LEASE

PROPERTY HIGHLIGHTS

- Former Denny's restaurant available.
- 4,550 SF building on 1 acre of land.
- Excellent exposure to Route 7 with 46,000 cars/day. Located off I-87 and Route 9.
- Access from Route 7 & Forts Ferry Road.
- Surrounded by national retail generators, medical office and hotels.
- 60 dedicated parks, dedicated monument and building signage.
- Nearby Retailers: Sonic | Chipotle | Carrabba's | TJ Maxx | HomeGoods | Ulta | DSW | Hannaford | Dick's House of Sport | Marshalls | Sam's Club | Home Depot | Hobby Lobby | Market Bistro by Price Chopper | Five Below

OFFERING SUMMARY

LEASE RATE	Call for Details
BUILDING SIZE	4,550 SF
LOT SIZE	1 Acre
ZONING	Commercial

DEMOGRAPHICS

TOTAL POPULATION

3 MILES	5 MILES	10 MILES
36,979	142,206	302,367

TOTAL HOUSEHOLDS

3 MILES	5 MILES	10 MILES
13,966	61,161	126,527

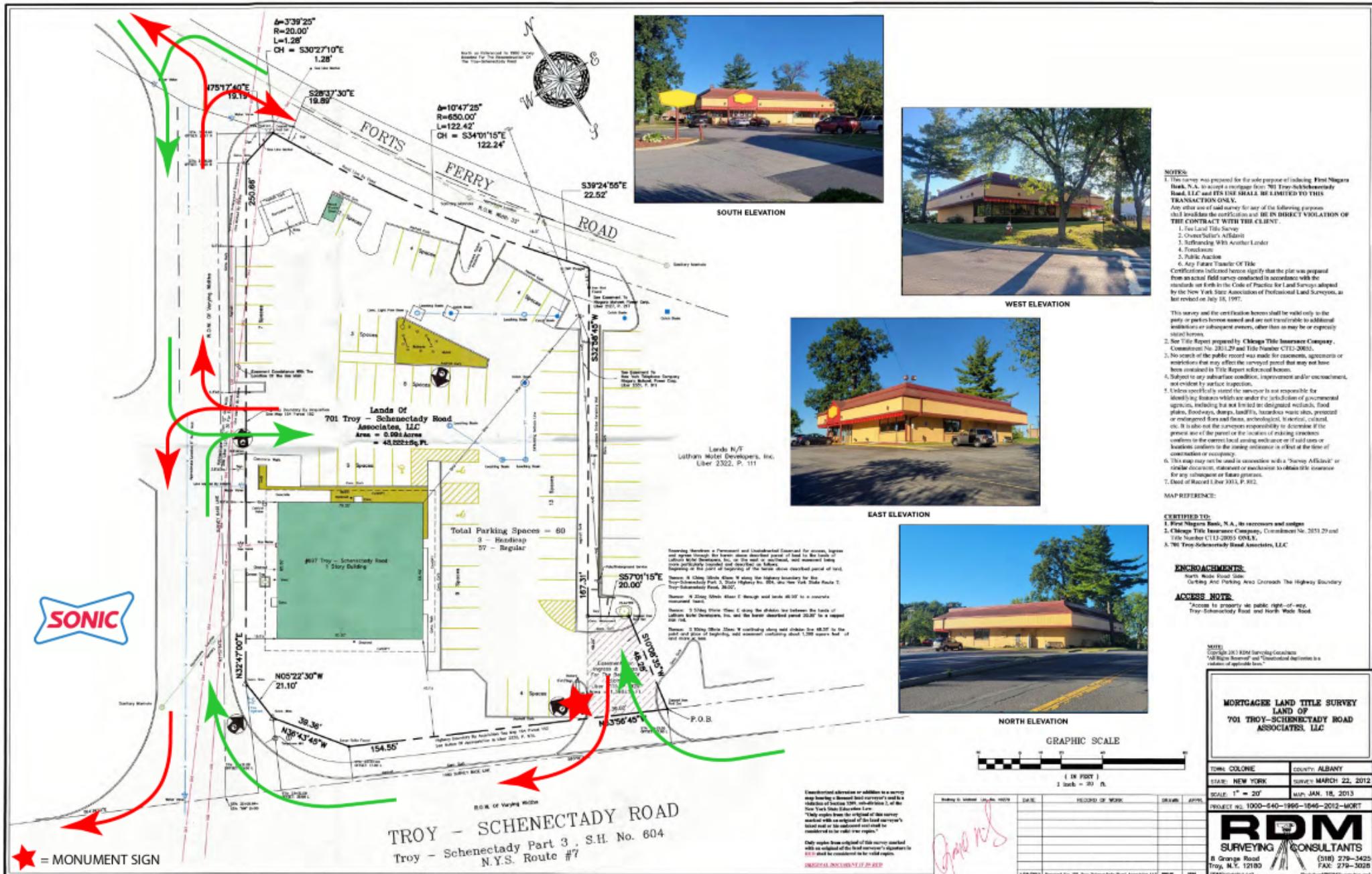
MEDIAN HH INCOME

3 MILES	5 MILES	10 MILES
\$94,333	\$77,129	\$72,854



SITE PLAN

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SHANNON OLDER 518.785.8200 SOLDER@ATLANTICRETAIL.COM | **ALISON BURNSIDE** 518.785.8200 ABURNNSIDE@ATLANTICRETAIL.COM

 Atlantic RETAIL®





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