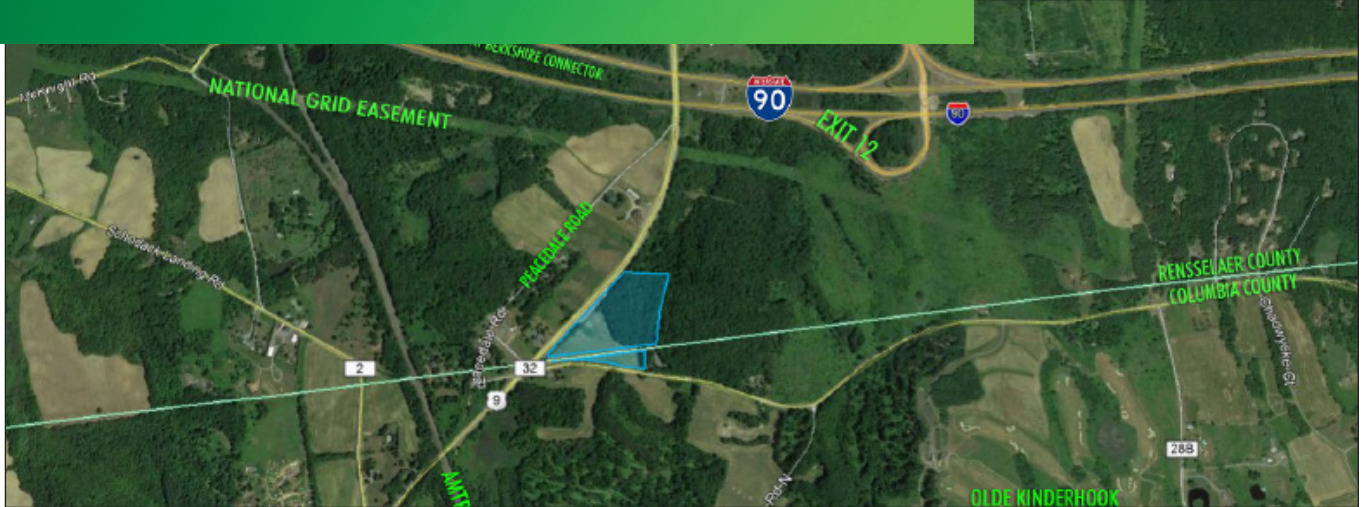


FOR SALE - VACANT LAND

ROUTE 9

SCHODACK LANDING

NEW YORK 12156



PROPERTY DETAILS

FEATURES

Offered for sale is a ± 14.74 acre parcel of land strategically located off of Exit 12 of I-90 & Exit B1 of NYS Thruway. Can easily be combined with abutting ± 232 acres. Property located within the municipality of Schodack.

LOCATION

Northeast corner of the intersection of Routes 9 & 32 in Schodack, NY. South of NYS Thruway Exit 12/B1 to Route 9

UTILITIES

No public utilities

ZONING

PD-1 Planned Development

PRICE

For Sale at \$50,000 per acre, possible land lease



CONTACT INFORMATION

ANN MACAFFER, CCIM

Licensed Associate Real Estate Broker
+1 518 452 2700 x123
ann.macafer@cbre-albany.com

ADDITIONAL INFORMATION

Tax ID#: 227.-1-9

- + Corner lot is visible from Route 9 North & South
- + Side road provides easy access
- + Less than 5 miles from proposed 1 million square foot Amazon distribution center as well as multiple other distributions centers
- + Ideal location for businesses that have customers or operations in Massachusetts
- + Additional abutting acreage available and listed by CBRE-Albany
- + Mostly open fields, currently being farmed
- + Land boundaries estimated to the best of owner's knowledge

Preliminary

www.SchodackInterstateLand.com

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FOR SALE ROUTE 9

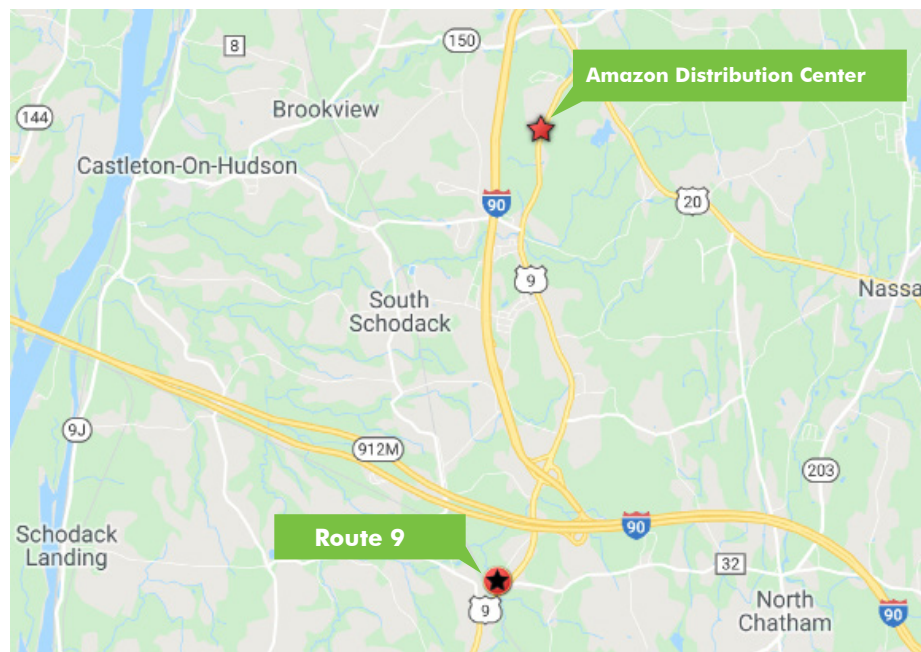
SCHODACK LANDING, NY 12156



Traffic Counts (AADT)

Route 9 at Interstate-90

15,793



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