

**FOR
SALE**

908 RIVER STREET

TROY, NEW YORK

RIVER STREET PLAZA FOR SALE



+/- 4,286 SF RETAIL BUILDING

FULLY BUILT OUT RESTAURANT & CAFE

GREAT EXPOSURE & VISIBILITY

HIGH TRAFFIC VOLUME ALONG RIVER STREET

AMPLE ON SITE PARKING

GREAT FOR ANY NUMBER OF RETAIL USES

CLOSE PROXIMITY TO DOWNTOWN TROY

EASILY ACCESSIBLE FROM ROUTE 7 VIA RIVER STREET

FOR MORE
INFORMATION
PLEASE
CONTACT

KYLE J. BRADLEY, CPA

NYS Licensed Associate Real Estate Broker
(845) 325-1568 mobile
KBradley@CarrowRealEstate.com

RUDY R. LYNCH, CCIM

NYS Licensed Associate Real Estate Broker
(518) 337-3705 mobile
Rudy@CarrowRealEstate.com

FOR SALE

\$475,000
(\$110.82 PSF)



Adding Value Through Professional Real Estate Services

the information herein has not been verified, and is provided without warranty unless otherwise guaranteed in writing.
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PHOTOS



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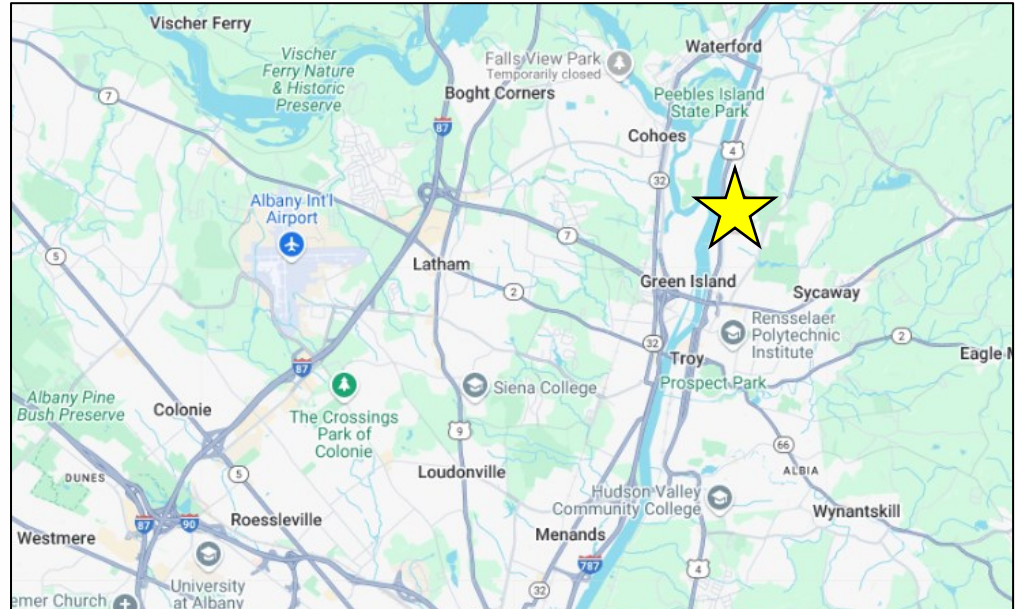
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LOCATION



TAX MAP



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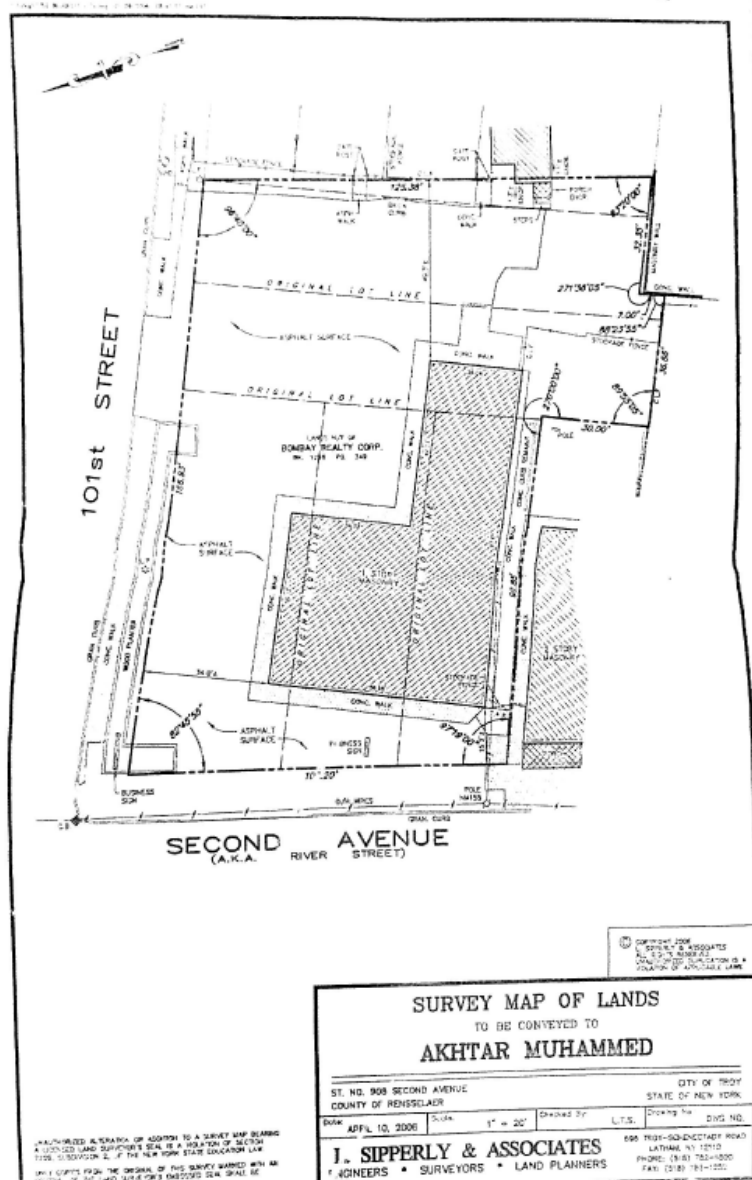
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SURVEY



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DEMOGRAPHICS

Population

	1 mile	3 miles	5 miles
2020 Population	11,718	89,926	144,239
2024 Population	11,046	86,101	141,486

Households

	1 mile	3 miles	5 miles
2020 Households	4,976	39,637	61,338
2024 Households	4,645	37,831	59,821

Housing

	1 mile	3 miles	5 miles
Median Home Value	\$150,236	\$185,284	\$223,106
Median Year Built	1947	1949	1959

Income

	1 mile	3 miles	5 miles
Avg Household Income	\$56,852	\$73,747	\$86,274
Median Household Income	\$39,728	\$54,153	\$65,171

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