

ROCKLAND BUILDING FOR SALE

560 Bradley Parkway West, Blauvelt, NY

- Currently utilized as Office & Warehouse. 11,700 SF building.
- 45,000SF lot area.
- LOI Zone-schools, labs, professional offices, municipal use By Right.
- Original owner – 25+ years. Built in 2000. Meticulously maintained.
- 10 x 10 Roll up/Drive in doors in each unit.
- 14 ft clear ceilings. Sprinklers.
- 1 mile to Route 59, under 2 miles to NY Thruway.



For more information:

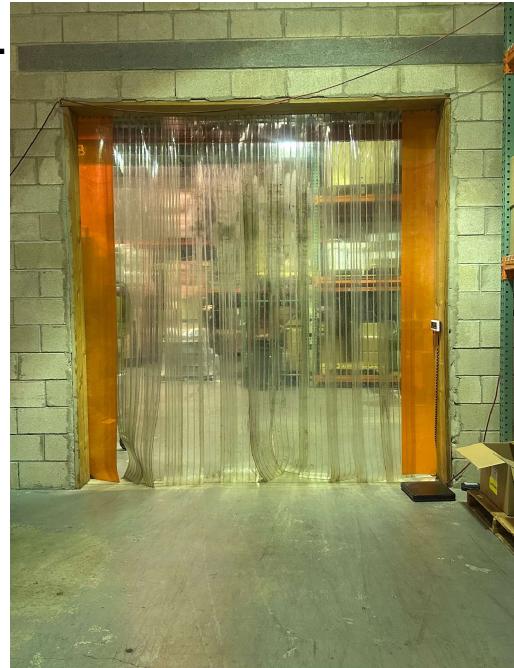
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PRICE: \$3,400,000

PROPERTY FOR SALE – ROCKLAND

560 Bradley Parkway West, Blauvelt, NY

- Four units 2400 – 3450 SF.
- Easy to combine units/warehouse spaces.
- Parking for 23 vehicles.
- Power: 200A, 3 phase 120/208V per unit.
- Municipal water and sewer.



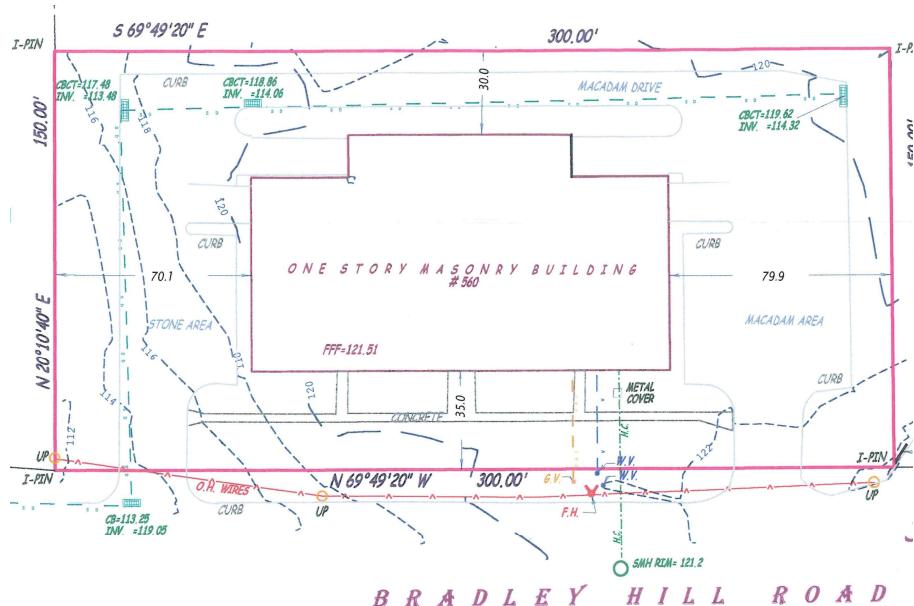
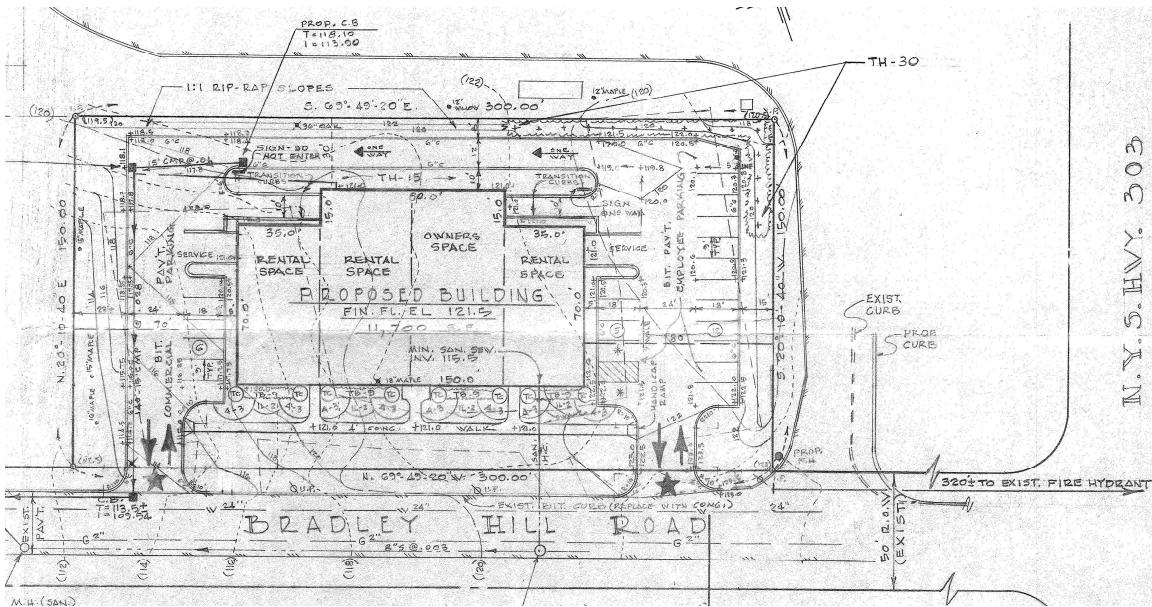
- New HVAC units - 2024.
- Units offer multiple restrooms.
- Kitchenettes and conference areas.
- Heated warehouse spaces.
- Easy access from Route 303.
- Great for owner/occupier.
- Original month to month tenants.



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