

FOR LEASE | RETAIL SPACE

3505 Route 281, Cortlandville, New York



COMMERCIAL REAL ESTATE SALES | LEASING | CONSULTING | DEVELOPMENT | MANAGEMENT



PROPERTY HIGHLIGHTS

Building Size: 1,600 – 26,600 ± SF

Parcel Size: 1.8 ± acres

Zoning: B-3 Planned Commercial Business

Tax Parcel ID: 95.16-01-24.100

Sprinkler: Yes

Parking: 50 ±

Lease Price: \$10.00 – \$20.00 SF NNN

CAM/INSTAXES: 1.32 ± SF

Comments: 26,600 ± SF commercial building featuring 19,800 ± SF of street-level retail/showroom space and 6,800 ± SF of warehouse space on lower rear level with loading dock. The building is sprinklered, equipped with 3-phase power and offers on-site parking with 50 ± spaces. Landlord willing to subdivide.



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