

FOR SALE | OPERATING MARINA & RESIDENCES

8465 Cornell Road, Henderson, New York



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



PROPERTY HIGHLIGHTS

Available: 28,000 ± SF Marina, 3 Residences consisting of 907 ± SF, 950 ± SF & 2,036 ± SF

Parcel Size: 1.74 ± acres

Parking Spaces: 15 ±

Zoning: C-1 Commercial & Residential

Tax Parcel ID: 106.09-1-44.1, 106.09-1-44.2, 106.09-1-44.3, 106.09-1-2.32301

Sale Price: \$1,564,000.00

Taxes: \$9,567.27 ±

Comments: Located on Lake Ontario in Henderson Harbor is Cornell's Marina which has been operating since 1944. 33 boat covered slips, all boats are able to be lifted via crane. 3 residences offer additional income. Re-development opportunity with up to 400' ± of water front.

[Click here to take a Video Tour!](#)



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