

FOR SALE: DEVELOPMENT OPPORTUNITY
1 Notre Dame Drive | Albany, New York 12208

\$5,550,000



PROPERTY DETAILS

Height: 8 Stories
Building: ±47,400 SF
Parcel: ±2 Acres
Units: 28 Suites
Bedrooms: 154 Bedrooms
Bathrooms: 28 Bathrooms
Zoning: MU-CI (Mixed-Use Campus Institutional)

Asking: \$5,550,000



PROPERTY OVERVIEW

Offered for sale is a student dormitory structure located in the City of Albany. This is a tremendous opportunity for development in the heart of Albany. Directly adjacent to the region's largest employer and four college campuses, this eight-story masonry structure was originally constructed for and most recently utilized as a student dormitory for the Albany College of Pharmacy and Health Sciences. Mixed-use zoning and adequate parking.

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Cory Tyksinski | Manager / Principal Broker
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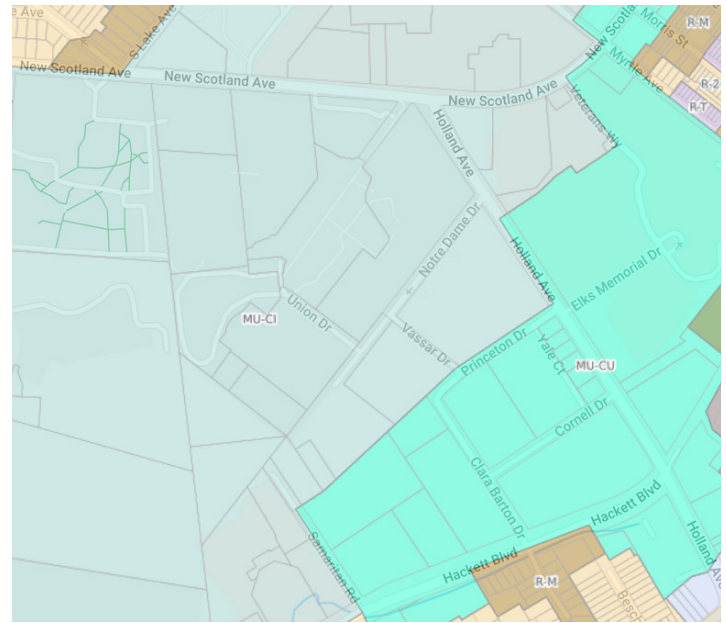
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Mixed-Use Campus Institutional (MU-CI) Permitted Uses:

- Dwelling, Multi-unit (multifamily)
- Assisted Living Facility or Nursing Home
- Community Residential Facility (CRF) (14-beds max)
- Dormitory
- Community Center or Club
- Higher Education Institute or School or Trade School
- Hospital, Laboratory, or Research Facility
- Any Retail, Salon, Spa, or Other Business Services
- Hotel or Restaurant
- Medical Clinic
- General or Professional Office
- Storage and Wholesale Distribution



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