

FOR SALE OR LEASE

210 Campion Road, New Hartford, New York



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PROPERTY HIGHLIGHTS

Available Space: 3,400 ± SF

Parcel Size: .93 ± acres

Parking Spaces: 24 ±

Zoning: C2 and Manufacturing

Tax Parcel ID: 329.010-2-5

Sale Price: \$650,000.00

Lease Price: \$3,400.00 Per Month Plus Utilities

Taxes: \$7,592.74 ±

Comments: 3,400 ± SF office building immediately available for sale or lease. The upper level is available for lease and owner will consider dividing it into two units consisting of approximately 1,700 ± SF each. Owner is willing to consider making reasonable updates for tenant improvements. Each wing would be \$2,000.00 per month plus utilities. Parcel is separated and has C2 zoning for the office space and manufacturing for the vacant lot.



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