

FOR SALE

16 Round Lake Road, Ballston Lake, NY 12019



RETAIL/OFFICE SPACE AVAILABLE

FEATURES:

± 2,959 SF of retail/office space available

LOCATION:

Take Exit 11 off I-87 Northway head West on Round Lake Road, the property is a quarter of a mile on the right.

UTILITIES:

Municipal water and sewer

ZONING:

C-5 Hamlet Commercial District

PRICE:

Offered for sale at \$750,000 with deed restriction no convenience store/gas

TAX INFORMATION:

Tax ID #: 250.-1-29

18 Assessment: \$675,000

18 Gen Tax: \$2,733

17/18 School: \$11,691

Combined Tax: \$14,425

ADDITIONAL FEATURES:

- Parking for 20± vehicles
- .747 acre parcel
- Easy access to/from I-87 Northway via Exit 11 and Global Foundries/LFTC

JENNIFER L. HOWARD

Property Manager • Licensed Real Estate Salesperson
518.581.1201 ext 4415 | 518.421.4009 cell | 518.581.1209 fax
jhoward@stewartshops.com

Stewart's Shops Corporation PO Box 435, Saratoga Springs, NY 12866

