

FOR LEASE

289 W. Main St. Malone, NY 12953



FEATURES:

- $\pm 6,000$ SF of building
- Spacious with high ceilings
- Ready for your finishing touches
- Ideal location on high visibility corner
- Plenty of parking
- Municipal water and sewer
- Deed restriction: non compete with Stewart's Shops, no convenience store/gas/food service
- Any major structural building repairs included

PRICE:

- Offered at \$14.00/ Sq ft, CAM included
- Tenant pays for own utilities & Water/Sewer

FINANCING:

- Possible owner financing available
- No application fee/fast easy approval
- Possible leasehold improvement financing

SUPPORT:

- Contractor referrals
- Provide information for regulatory approvals



CHUCK MARSHALL

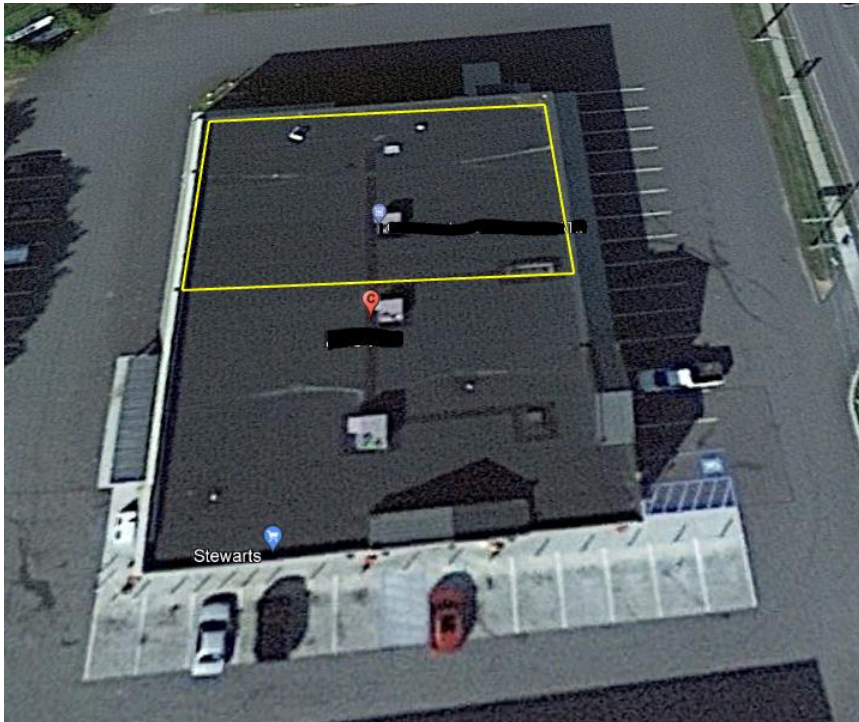
Licensed Real Estate Broker

realestate@stewartssshops.com | 518.581.5298

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



Open Space & High Ceilings



CHUCK MARSHALL

Licensed Real Estate Broker

realestate@stewartssshops.com | 518.581.5298

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

