

# FORMER BANK LOCATION FOR LEASE

1002 Route 9, Queensbury, NY 12804



## FEATURES:

- ± 1,961 SF
- Plenty of parking
- High traffic area
- 2 Drive-thru bays & ATM
- Municipal water and sewer

## PRICE:

- Offered at \$19.00/Sq Ft + CAM
- Tenant pays own utilities
- No application fee/fast easy approval
- Possible leasehold improvement financing

## RESTRICTIONS

- Non-compete with Stewart's Shops, No food service



## CHUCK MARSHALL

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