

1,901 SF SALON/RETAIL/OFFICE SPACE FOR LEASE

1456 Route 9P, Saratoga Springs, NY 12866



FEATURES:

- 1,901 SF Salon
- Plenty of Parking
- Busy Saratoga Lake Location

UTILITIES:

- Tenant pays own utilities
- Landlord covers CAM
- Well water and septic

PRICE:

- Offered at \$ 12.00/SF (\$1,901/mo. + utilities)
- No application fee/fast easy approval
- Possible leasehold improvement financing
- Business F,F,& E for sale separately

RESTRICTIONS

- Non-compete with other tenants & Stewart's Shops



KYLE J. SCHOONMAKER

Commercial Developer • Licensed Real Estate Associate Broker

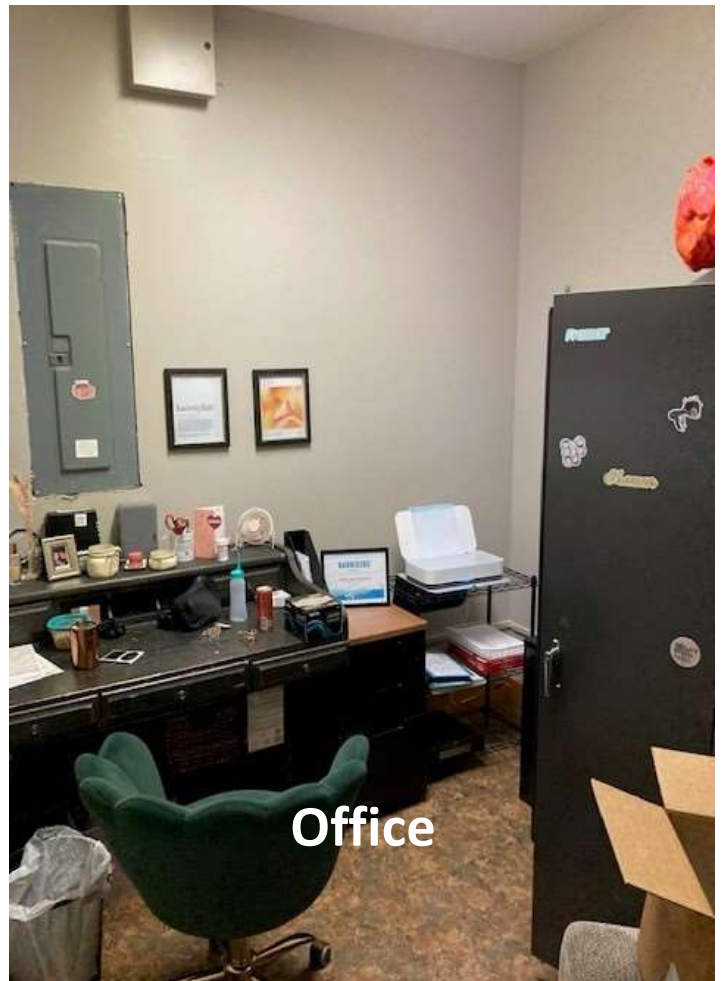
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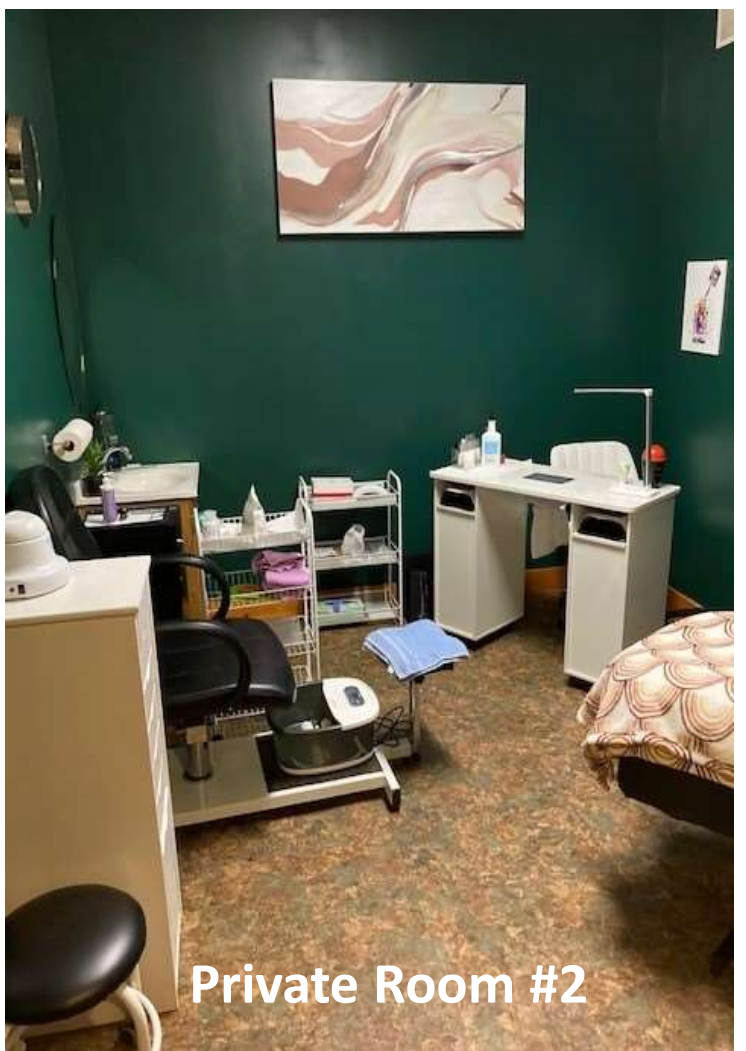


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Private Room #1



Private Room #2



Laundry Room



List of Business F, F & E Available Upon Request

- Much of everything in pictures is available except private-room items



Note: Information on this page deemed reliable but not necessarily accurate