

EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF:	1,650 - 2,975 SF
Lease Rate:	Negotiable
Lot Size:	18.0 Acres
Building Size:	141,000 SF
Zoning:	Commercial A
Market:	Colonie Village
Sub Market:	NYS Route 5 - Central Avenue
Cross Streets:	Central Avenue & Vly Road
Traffic Count:	43,535

PROPERTY OVERVIEW

2 Spaces Available:
3,150 Square Feet (Former HobbyTown Next To O'Tooles Restaurant)
2,975 Square Feet (End Cap Next To Kohl's)
Access From Both Central Avenue and Route 155

LOCATION OVERVIEW

141,000 Square Foot neighborhood shopping center. Anchor tenants include Kohl's and Office Max. Two pads sites include a former Starbucks and McDonalds. Other tenants include a deli, hair salon, karate, Chinese Food and a Restaurant. Ample parking available. Access from Central Ave to the north, Karner Road to the east, and New Karner Road to the south. Great frontage on all sides. Pylon signage is available on both 155 and Central Avenue.

FOR MORE INFORMATION CONTACT:

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