



## 33 NY-17M, HARRIMAN, NY 10926, USA

<http://naiplatform.com>

Well maintained medical/professional office building for sale or lease. This former Dialysis Center is an approved NYS Article 28 building and could serve as a mental health facility. 10,000\_+/- SF available but can be subdivided to meet your needs. Plenty of lot parking. Located on Rt 17M with private entrance. Handicap accessible. NNN to be determined based on usage.

33 NY-17M, Harriman, NY 10926, USA

- Commercial
- For Lease
- Active



### CALL US NOW

Phone: 518 465 1400

Email: [ctyksinski@naiplatform.com](mailto:ctyksinski@naiplatform.com)

Address: 14 Corporate Woods Blvd, Ste 100, Albany, NY 12210

**NAI**Platform

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## PROPERTY OVERVIEW

**MLS #:** 201801327

**Type:** Commercial

**Status:** Active

**Zoning:** Commercial

**Building Total SqFt:** 13650

**# of Parking Spaces:** 50

**Parking:** Private

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## PROPERTY DETAILS

**Acres:** 1.4

**Air Conditioning:** Central

**Heat System:** Natural Gas

**Water:** Municipal

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## BUILDING INFORMATION

**Total Available SqFt:** 10000

**Retail Available SqFt:** 10000

**Office Available SqFt:** 10000

**Floors:** 1

**Construction:** Good

**Condition:** Good

**Roof:** Good

**Age:** 2000

**Septic:** No

**Sewer:** Yes

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## LISTING COURTESY OF:

**Office Name:** Rand Commercial

**Office Phone Number:** 845-770-1285

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## PRICING INFO

**Price :** \$ 2,900,000.00

**Offered Lease/SqFt :** \$ 17.00

**Offered Lease/Month:** \$ 14,000.00

**Offered Lease Terms:** NNN

**Tenant Pays:** utilities

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