



**\$12**

**1532 ROUTE 9 - SPACE 2, HALFMOON, NY  
12065**

<https://naiplatform.com>

- Commercial Lease
- Office
- Commercial Lease
- 10559 sq ft



**James "Jay" Verro, CCIM**

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**Basics**



**MLS Number:** 202500231

**Category:** Office

**Listing Category:** Office

**Zoning:** C-1

**Parking Spaces:** 40

**Available SF:** 2104

**Year built:** 1999

**Address:** 1532 Route 9 Halfmoon, NY 12065

**Status:** Commercial Lease

**Type:** Commercial Lease

**Stories:** 1

**Area, sq ft:** 10559 sq ft

**Lot size, acres:** 1.35 acres

**Directions:** I-87 to Exit 8A, east on Grooms Rd. to Rt. 9 Turn North on Rt 9, property will be up the road under a minute on the left or west side of Rt 9. Look for a Key Bank sign, that is the building.

**Date added:** Added 6 months ago

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## Important Links

**Property Website:** Array

**Related Property 2:** Array

**Related Property 1:** Array

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## Description

**Property Description:** Tenant Space 2 is 2,104 RSF which is comprised of a reception area, 5 private offices, two in suite rest rooms, kitchenette / open area and utility closet. Rent is NNN + Utilities and Janitorial. Space has its own direct entry from the parking lot. Key Bank and 1st Advantage Dental are the primary tenants. Responsive landlord, excellent Rt 9 Visibility and Signage. LBO to be present at all showings.

