FOR LEASE: OFFICE SPACE'S AVAILABLE

77 & 81 Miller Road, Schodack, New York 12033





Property Overview

The Village at Miller Road is a highly recognized, multi-faceted business park consisting of two multi-tenanted buildings along with a Mobil Gas Station, Stewart's Express and Broadview Credit Union. A Comfort Inn & Suites is located on the adjacent property. The office buildings were built in 2002 and parking is extensive with capacity of 100+ vehicles. Both buildings are two-story and have passenger elevators. Zoning is PD-1 and the long-standing tenants are a mix of medical, wellness and general office. A new hiking trail runs near the perimeter of the property.

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Offering Summary

77 Miller Road

200 A: 16'x9' Room | \$500 / Mo.

200 B: 8'x6' x 11'-9" Room | \$425 / Mo.

200 E: 10'x8' 8" Room | \$285 / Mo.

The supplies closet can be leased for \$100 per month

*Rents Include Utilities / Tenant Responsible for Their Own Internet & Cleaning

81 Miller Road

Available: 1,774 +/- RSF Office | \$2,358 / Mo. +

Utilities & Janitorial

Zoning: PD-1

Ceiling Height: +/- 9'

Stories: 2

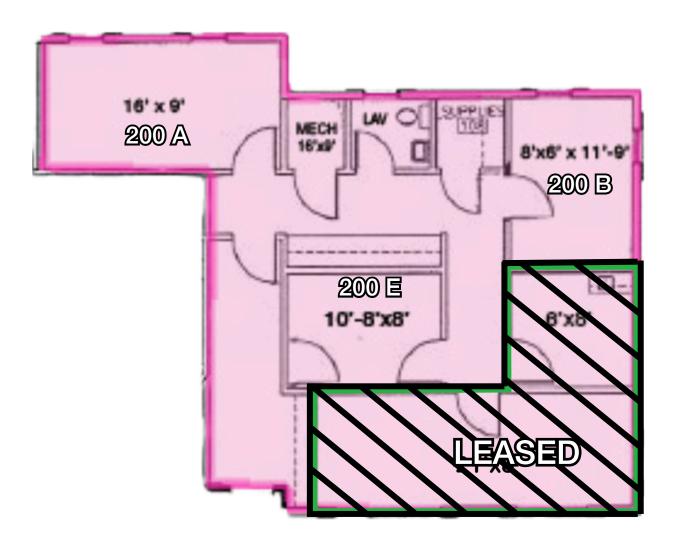
Elevators: 1 (Passenger)

Parking: 100 Year Built: 2002

Heat: GHA | Water: Municipal



77 Miller Road Executive Suites





Type: Office

Available Spaces: 200 A, 200 B, 200 E

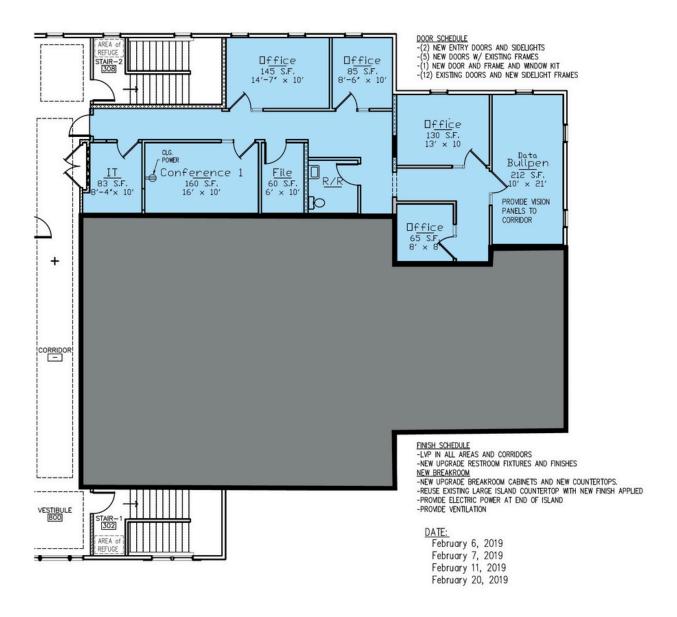
*Rents Include Utilities / Tenant Responsible for Their Own Internet & Cleaning

- · Three windowed offices, storage and break area
- · In-suite bathroom





81 Miller Road





Type: Office

Total SF: 1,774 +/- RSF

Lease Price: \$2,358 / Mo. | + Utilities & Janitorial

- · Entire Space Recently Renovated
- · Four Offices; Three with Windows
- · One Conference Room, Large Bullpen Area
- IT Room, and File Room



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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Aerial



