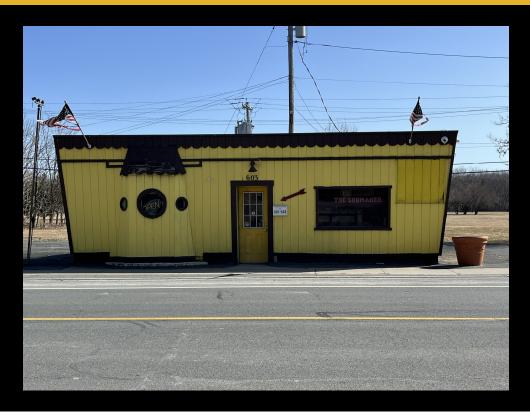
For Sale - Vacant Restaurant For Sale 40 Year History As Sub Shop - \$320,000 601 Broadway, Albany, New York 12204



Listing Contact - 1



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Description

THIS IS A FIT-UP RESTAURANT THAT COMES WITH EQUIPMENT FOR A TO GO BUSINESS.OWNER ACQUIRED ADJACENT LOT, WHICH IS INCLUDED IN THIS SALE.MENANDS IS LOCATED JUST OFF I-787 BETWEEN ALBANY AND WATERVLIET.THIS PROPERTY WAS HOME TO SANDWICH BUSINESS THAT OPERATED HERE FOR APPROXIMATELY 40 YEARS.ADJOINING TOWN PARK AND IS IN VERY CLOSE PROXIMITY TO SEVERAL MAJOR EMPLOYERS OFFERING OPPORTUNITY FOR STRONG BREAKFAST, LUNCH, AND DINNER SALES.ASKING: \$320,000.000WNER WILL NOT HOLD PAPER. MUST BE CLEAN SALE.BUILDING: 576 SQUARE FEETLOT SIZES: 0.02 & amp; amp; 0.03 ACRESPARKING: APPROXIMATELY 10 CAR PARKING

Basic Information			Details		
Sale Price:	\$320,000	Listing Details		Struct	
Price/SF:	\$457.14	Lot Size:	0.2 Acres	Stories:	
Property Type:	Retail	Ceiling Height:	8 Feet	Units:	
Property Subtype:	Restaurant	Parking Spaces:	8	Loading Doc	
Available Space:	700.0 SF	Zoning:	Retail	Overhead Doo	
Total Building:	700 SF			Elevators:	
Lot Size:	0.2 Acres			HVAC:	
REC Listing ID:	COM28			Power Amps:	
				Power Phase:	
				Heat:	
				Sprinkler:	
				Roof:	
				Sanitary System	
				Water:	
		Water: Public Condition: Good			
				Kitchen:	

*No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.