

FOR LEASE

TWO RETAIL SPACES AVAILABLE



818 CENTRAL AVE. ALBANY, NY 12206

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HIGHLIGHTS

- Two retail spaces available for lease:
 - Suite #5 (4,450 sq ft)
 - Suite #6 (2,350 sq ft)
- Located at Central Point Plaza.
- Tenant pays: Pro rata share of all Real Estate taxes, property insurance, common area maintenance.
- Spaces can be combined for a total of 6,800 square feet.

OFFERING INFO

Parcel Size:	1.72 Acres
Frontage:	150FT
Price:	Call for details
Utilities:	Public Water/Sewer
Zoning:	Commercial Overlay (C2)

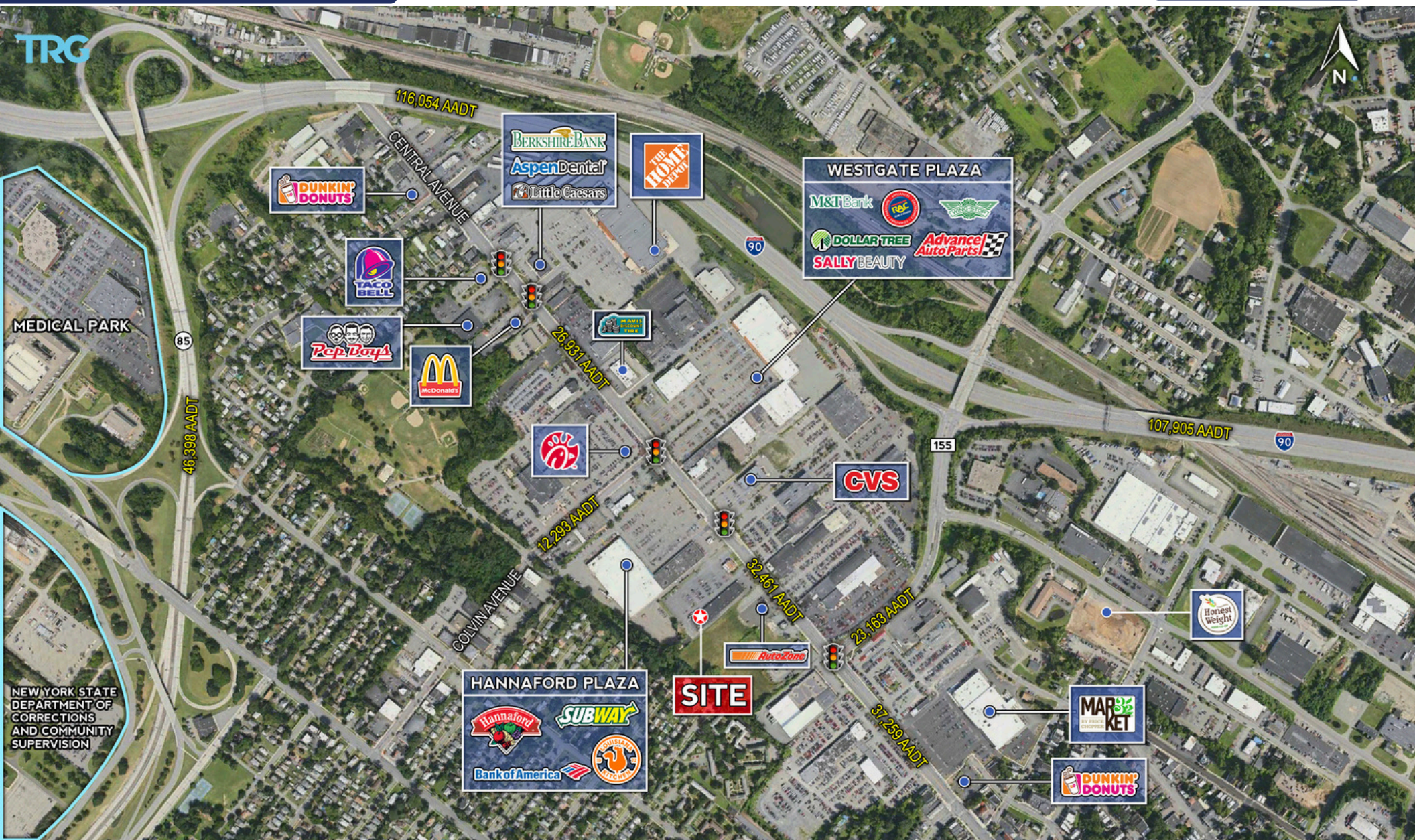
DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
POPULATION:	15,388	125,981	198,326
HOUSEHOLDS	528	10,557	41,602
AVERAGE HH INCOME	\$84,828	\$98,469	\$105,361
DAYTIME POPULATION	11,704	139,446	213,259
BUSINESS ESTABLISHMENTS	819	6,205	9,569



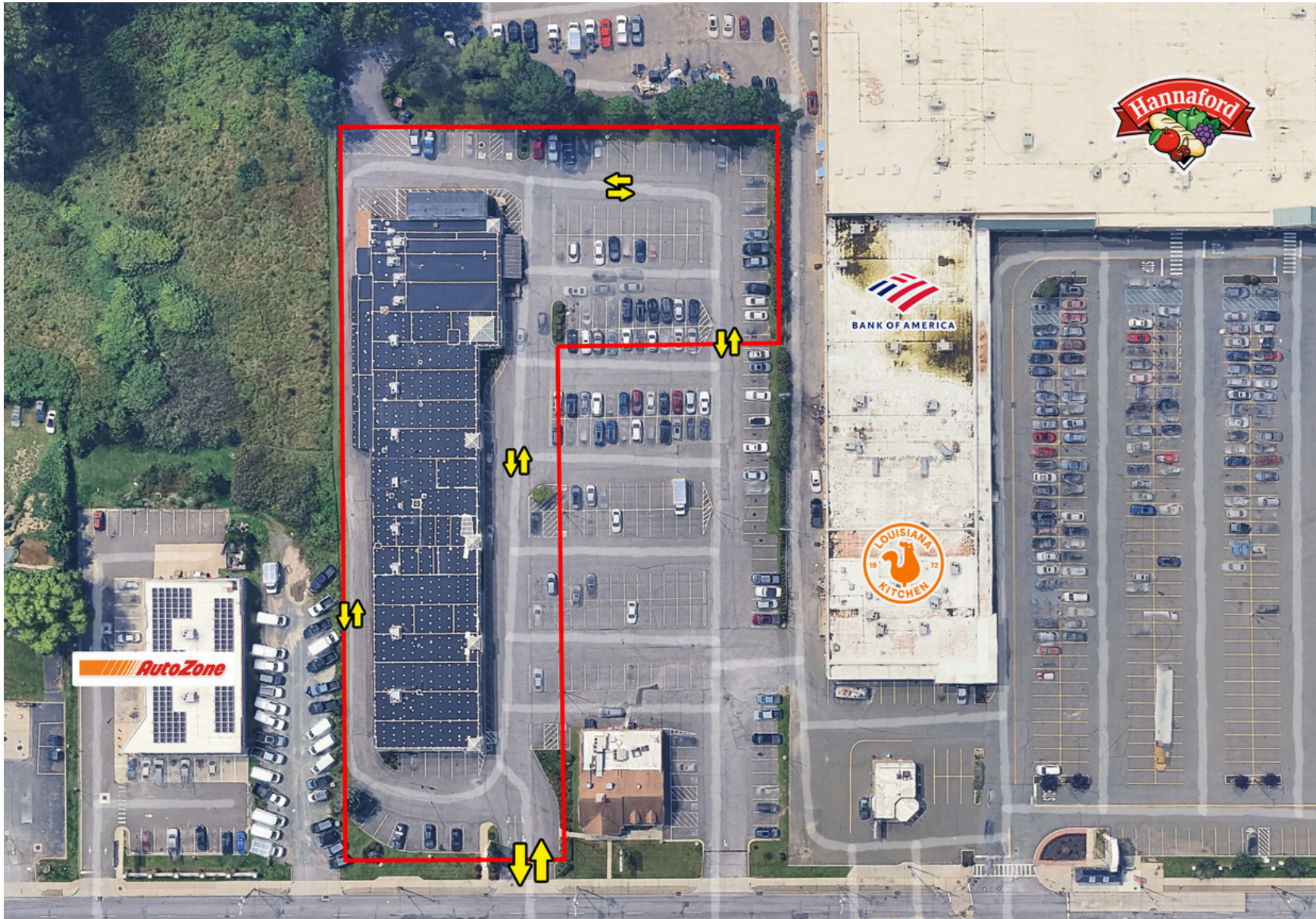
Area Retailers:



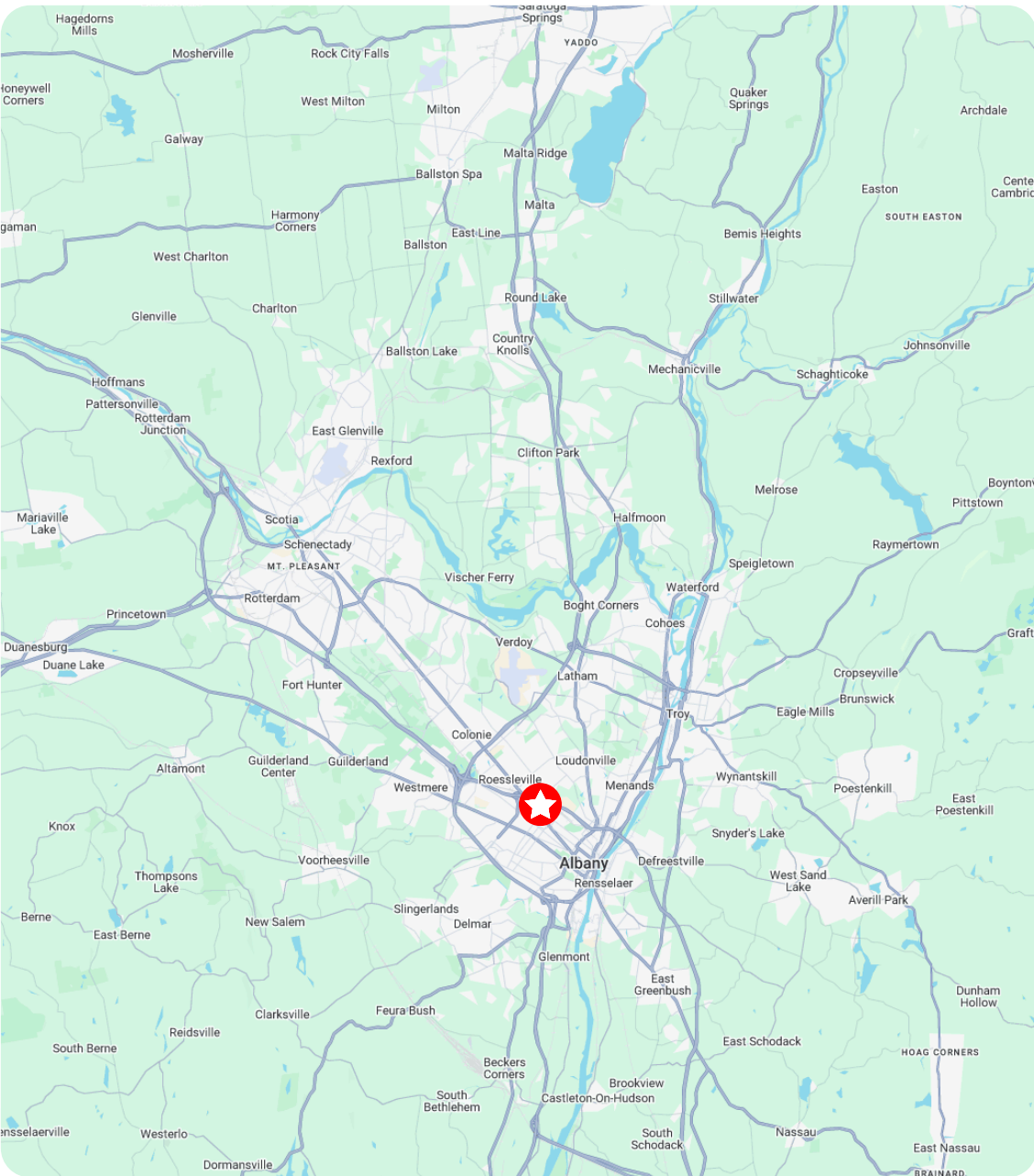


818 CENTRAL AVE.

CLOSE UP



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For all real estate inquiries please
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