

Property Type CM - CRMLS Commercial Buyer's Public Report



MLS#: **201917788** Status: **Active** List Price: **\$59,900**
 Address: **1500 STATE HIGHWAY 29A** Zip: **12078** Map:
 City/Town (taxing entity) **Johnstown-C**
 City/Town (Mail Address) **Gloversvil**
 County: **Fulton** Locale: Village:

Category: Commercial	Use: Business	Handicap: No
Zoning:	Restrictions:	Acres:
Road Frontage:	Lot Size: 161x220	Lot SqFt:
TOTAL SQFT AVAIL SQFT CEILINGS	Elevators: /	
Building: 600 600	Overhead Door: /	
Office: 600	Loading Dock: /	
Warehouse: 0	Sprinklers: /	
Retail: 0	RR Siding: /	
Age:	Parking: 10/ Private	
Condition: Good	Construction:	Roof:

Direct 90 West to Exit 27 Amsterdam, Right onto 30 North, Left onto 5 West, Right onto Stoners Trail, keep straight 3 miles to 67 West, Right onto S Comrie Ave., straight onto N Comrie ave., left onto Townsend Ave., right onto N Perry St., left onto Maple Ave., Right onto 101, straight to 29A East. **FINANCING**
 Owner Fin: /

Pub Rem Public water and sewer may be at the street in the future. The property is zoned residential yet the current business, a used car sales, may currently possess a "grandfathered-in" status. It is possible that this status may be revoked if anything but a car sales business(s) is established in the future. A variance Mortgage: may then be required. Current tenant has been renting the property for 20 years, and has a month to Assessed Value: month lease for \$280.00 per month.

Business Name: Year Est: Docs Avail:

EXPENSES		TAXES		UTILITIES	
Gas/Oil: \$ /	Gross Income: \$	General: 682 /A	Heat:		
Electric: \$ /	Wages: \$ /	School: \$1,333/A	A/C: wall a/c		
Water/Sewer: \$	\$ /	Village: \$ /	Water:		
Repairs/Maint: \$	\$ /	Total: \$ 2,015 /A	Sewer:	Volts:	
RE Taxes: \$	\$ /	Tenant Pays:	Septic:	Amps:	
Insurance: \$	\$ /			Phase:	
Management: \$					

The information in this listing was gathered from third party sources including the seller and public records. GMLS and its subscribers disclaim any and all representations or warranties as to the accuracy of this information. © 2019 Global Multiple Listing Service, Inc.