

FOR LEASE

140 East State Street

Gloversville, New York 12078

OFFICE/WAREHOUSE



### Property Highlights

- Available for lease is 150,000 sf of office/warehouse/manufacturing space on 30.7 acres
- Office space is  $\pm 6,000$  sf
- \$4.00/sf Gross plus utilities
- New rubber roof
- Municipal water and sewer
- Clear ceiling height – 22'
- Wet sprinkler system
- 4 – 8x10 docks
- 5 – At grade doors
- Parking for 80+
- Owner offers transportation and warehousing services, if necessary.
- Large manufacturing facility – excellent for manufacturing or distribution
- Just off Route 30A,  $\pm 14$  miles north of NYS Thruway (I-90) Exit 28 (Fultonville) and  $\pm 40$  miles west of Exit 24 (Albany).

### 150,000 RSF of Mixed Use



For more information, please contact:

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Site Map