



Your Lake George Real Estate Experts!

Davies Davies & Associates

P.O. Box 201, Cleverdale, NY 12820

P: (518) 656-9068 F: (518) 656-9087

www.davies-davies.com



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Listing courtesy of: Coldwell Banker Prime Prop.

MLS# - 202327438 - Price: \$1

1758 Western Avenue, Albany, NY

Description: Bright & open commercial space for a small or growing business. Space features two bathrooms and one private office. There is ability to make more private office space. Attic storage available as well. Approx. 1,000sf. Two-year lease. Tenant pays heat and electric. First two months' rent free if you sign 2-year lease.

Acres: 0.67

School District: Guilderland

Heat: Forced Air, Natural Gas

Exterior: Aluminum Siding

Parking Spaces: 6

Above Ground Square Feet: 3420

Water: Public

Property Style: Office

County: Albany

Zoning: Commercial

Town: Guilderland

Sewer: Public Sewer

Basement: None

Cooling: AC Pump, Central Air



Jane O. Callahan

NYS Licensed Salesperson-
Rentals

(518) 656-9758

jane@daviesrealty.net

Availability

June 2024							July 2024							August 2024							September 2024						
Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa
						1		1	2	3	4	5	6								1	2	3	4	5	6	7
2	3	4	5	6	7	8	7	8	9	10	11	12	13	4	5	6	7	8	9	10	8	9	10	11	12	13	14
9	10	11	12	13	14	15	14	15	16	17	18	19	20	11	12	13	14	15	16	17	15	16	17	18	19	20	21
16	17	18	19	20	21	22	21	22	23	24	25	26	27	18	19	20	21	22	23	24	22	23	24	25	26	27	28
23	24	25	26	27	28	29	28	29	30					25	26	27	28	29	30	31	29	30					
30	31																										

= Taken Date



