



Your Lake George Real Estate Experts!

Davies Davies & Associates

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Listing courtesy of: Carrow Real Estate Services LLC

MLS# - 202330018 - Price: \$425,000

28 Chamberlain Street, Glenmont, NY

Description: High visibility opportunity. Property is split by Route 9 with both portions totaling approx 3.36 acres at RTE 32 and 9W interchange. Frontage on 9W and Chamberlain St. Zoning for rural light industrial. Existing house at 28 Chamberlain St. The uses permitted for both portions of the parcel by site plan include: conservancy, laundry/dry-cleaning, motor vehicle sales, professional office, restaurant no drive-thru, service business, taxi service, wellness center. By SUP, the following are permissible on both portions of the parcel: Car wash Cemetery Commercial recreation Convenience Store/mini-mart Fitness Clubs Commercial storage garage House of Worship Kennel Motor Vehicle service station Nursery Solar PV as an accessory use Telecommunications

Acres: 3.36

School District: Bethlehem

Sewer: Public Sewer

Exterior: Wood Siding

Zoning: Industrial

Town: Bethlehem

Estimated Taxes: \$7,263

Heat: None

County: Albany

Property Type: Commercial

Water: Public

Basement: Full

Cooling: None



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