



*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](http://www.davies-davies.com)



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Listing courtesy of: Venture Realty Partners

**MLS# - 202413113 - Price: \$865,000**

1312 Central Avenue, Albany, NY

**Description:** Prime location on Central Ave in Colonie. Currently being used as a church 1312 Central Ave which was built in 1975. The Lots are Zoned NCOR. Neighboring property 1314 Central Ave recently listed creating possible development site. First floor sanctuary, common space, two office, and two bath rooms. Second floor has 2 bathrooms and 6 classrooms. Taxes are based on 50% o assessors opinion of total assessment

**Acres:** 0.92

**Property Type:** Commercial

**Water:** Public

**Property Style:** Commercial

**County:** Albany

**Zoning:** Commercial

**Above Ground Square Feet:** 8250

**School District:** South Colonie

**Sewer:** Public Sewer

**Basement:** Other

**Cooling:** Central Air, Window Unit(s)

**Town:** Albany

**Estimated Taxes:** \$14,250

**Heat:** Baseboard, Forced Air

**Exterior:** Block, Stucco, Vinyl Siding

**Parking Spaces:** 15



**Daniel Davies**  
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