

IN CONJUNCTION WITH



REGION

**16 COMMERCIAL AVE
ALBANY, NY 12205**

SALE PACKAGE

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BROKER OF RECORD

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REGION



PROPERTY OVERVIEW

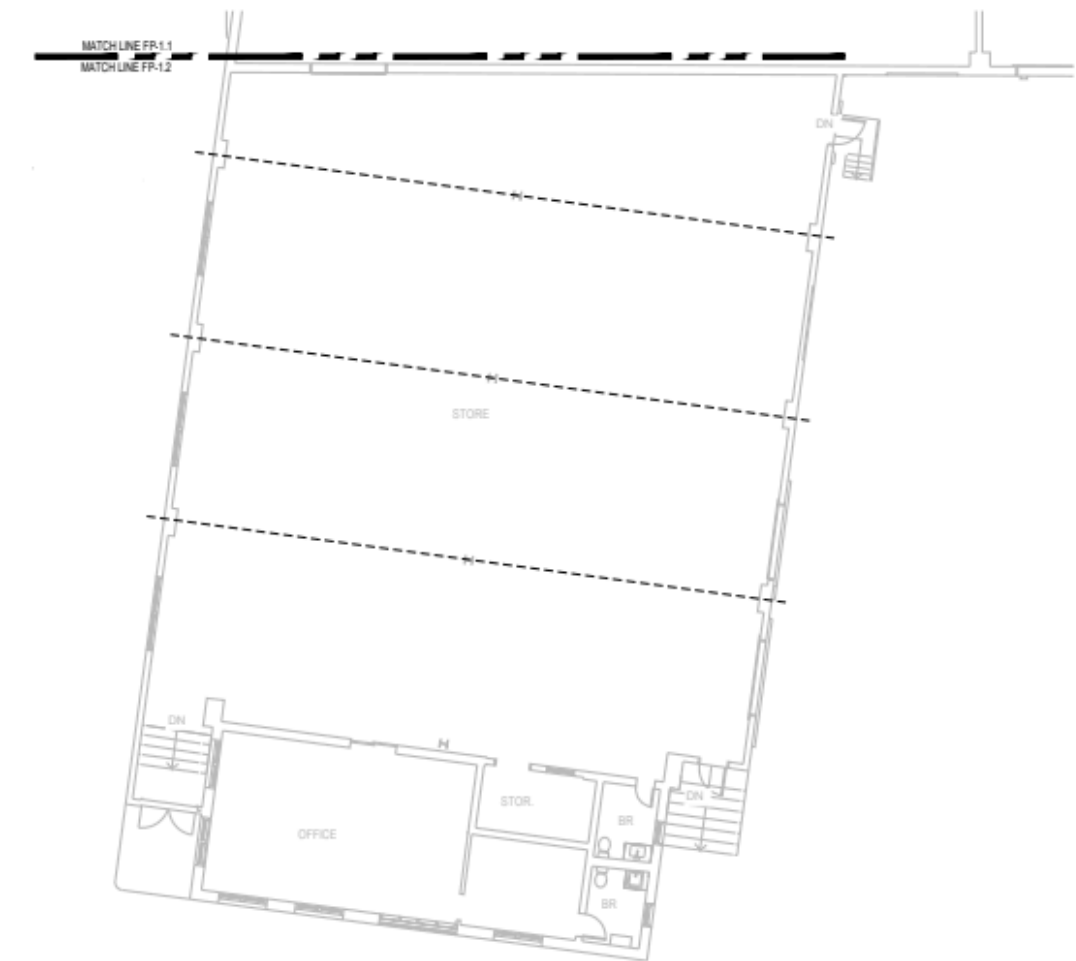
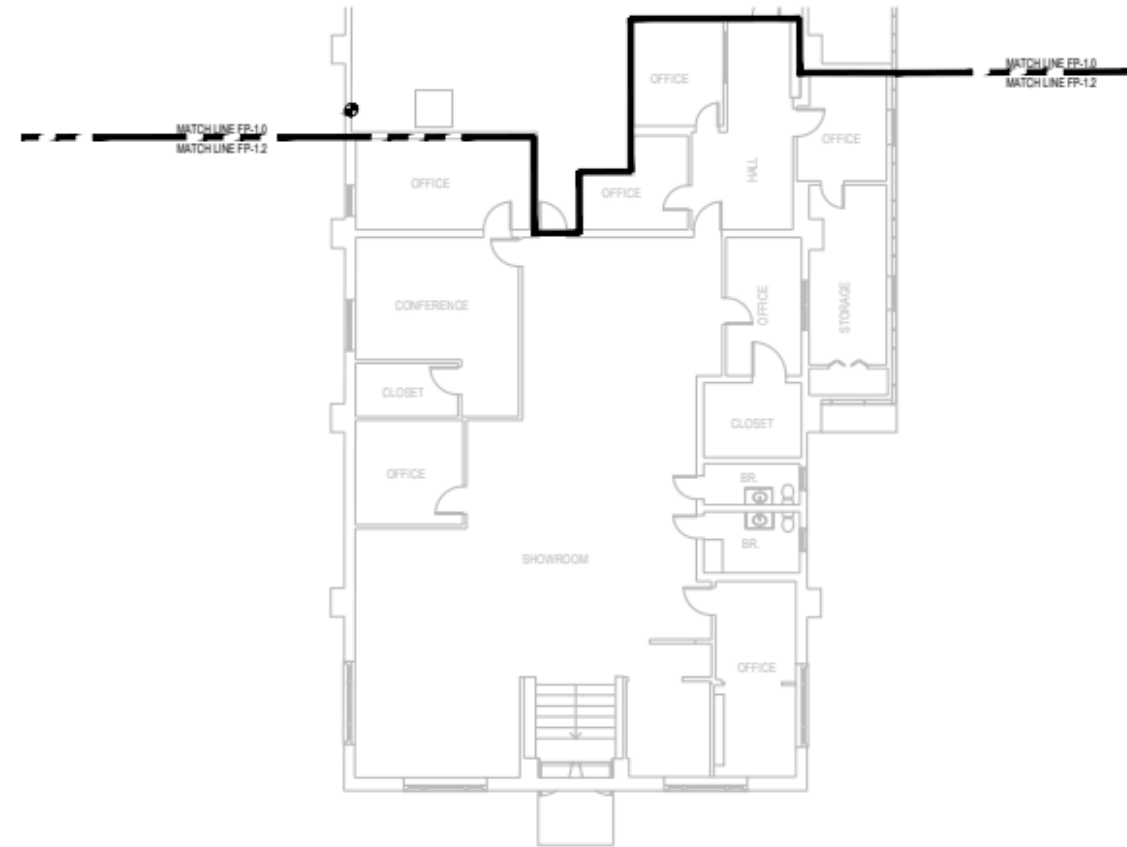
Region Commercial in conjunction with Savills is pleased to offer on an exclusive basis, 16 Commercial Ave in Albany, NY available for Sale. The property, is situated on roughly 3.63 acres and is approximately 75,220 square feet.

Located in the heart of Albany's Warehouse and Distribution District, the property offers excellent access to major highways, including I-90, I-787, and I-87, providing strong regional and interstate connectivity. The site is less than five miles from Downtown Albany and approximately ten miles from the Port of Albany, a key logistics hub for the Capital Region. Surrounded by a mix of industrial users, service businesses, and transportation providers, this location benefits from proximity to rail lines, the Albany International Airport, and a dense labor market.

BUILDING & SITE DETAILS

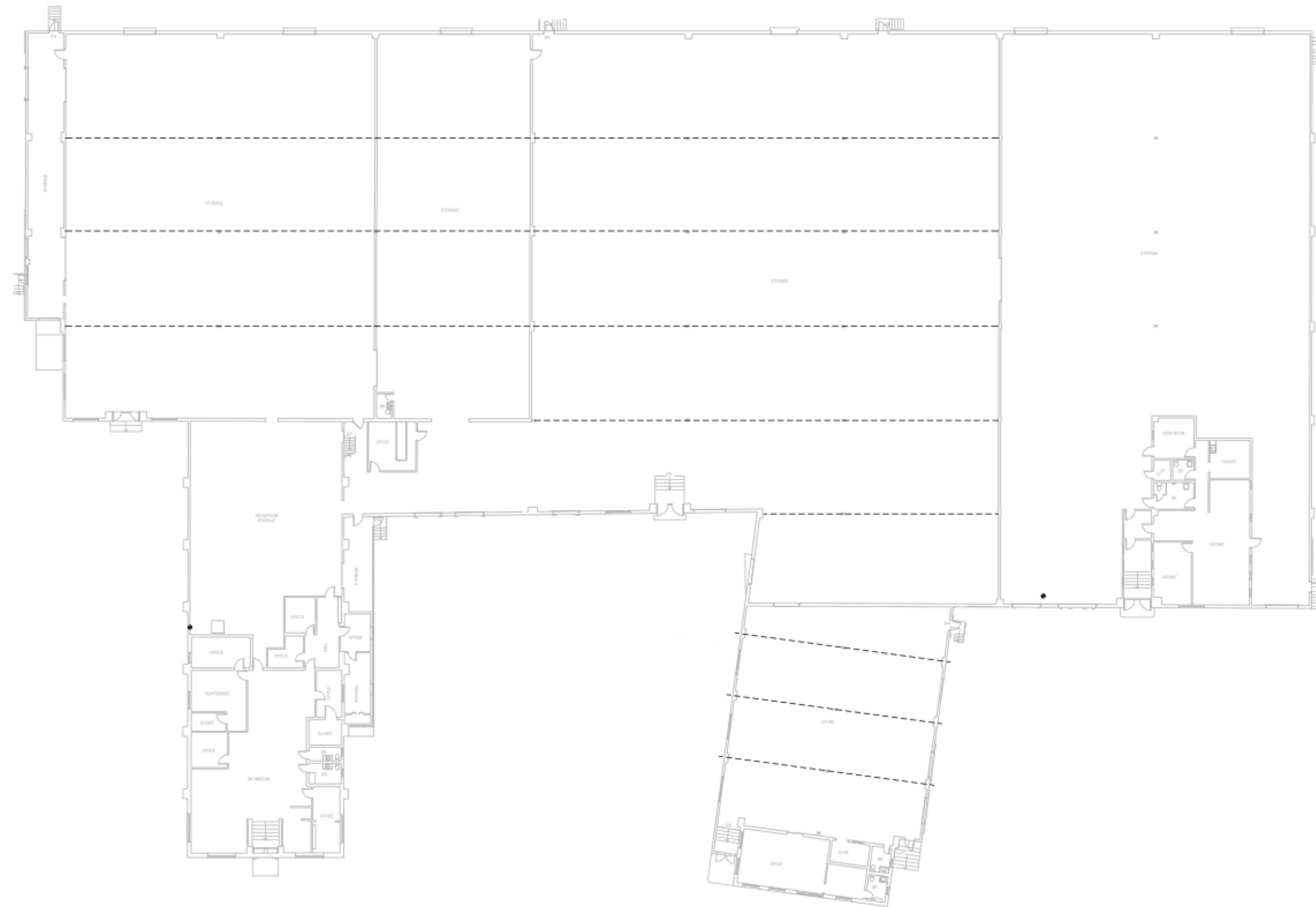
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|----------------|---------------|
| Square Footage | 75,220 SF |
| Taxes | \$66,577.84 |
| Stories | 1 |
| Foundation | Concrete |
| Roof | Metal |
| Year Built | 1957 |
| Electricity | 400 AMP |
| Floors | Multi-surface |
| Bathrooms | 4 |

| | |
|-------------------|---------------------------|
| Land Area | 3.63 Acres |
| Ceiling Height | 11'-21' |
| Sprinkler | Partial Wet System |
| Water & Sewer | Municipal |
| Gas | National Grid |
| Electric Provider | National Grid |
| Heat | Gas |
| AC | Central Air - Office Only |
| Zoning | I |



PARTIAL FLOOR PLAN

REGION



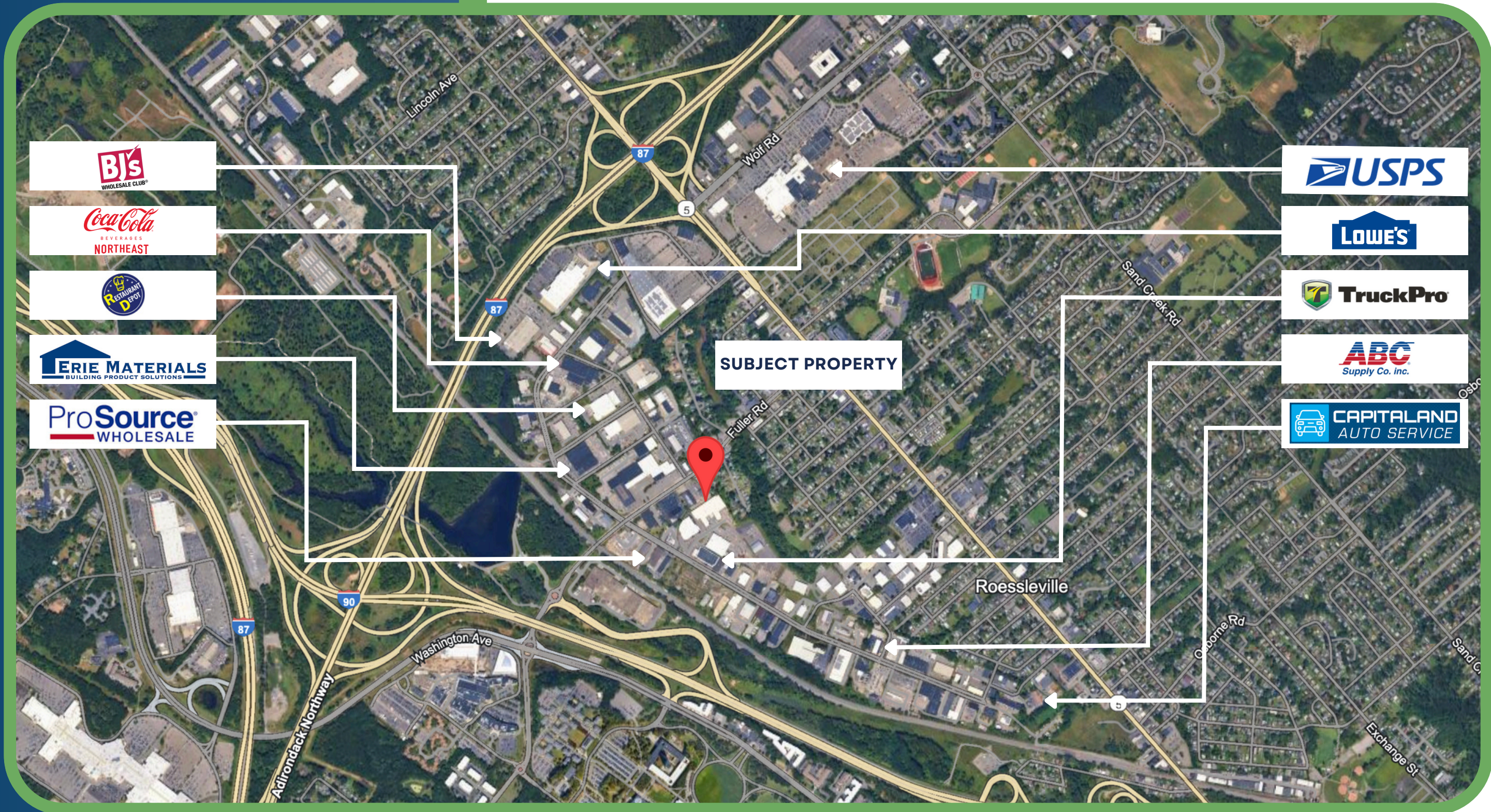
PARTIAL BUILDING PLAN

REGION

SITE MAP

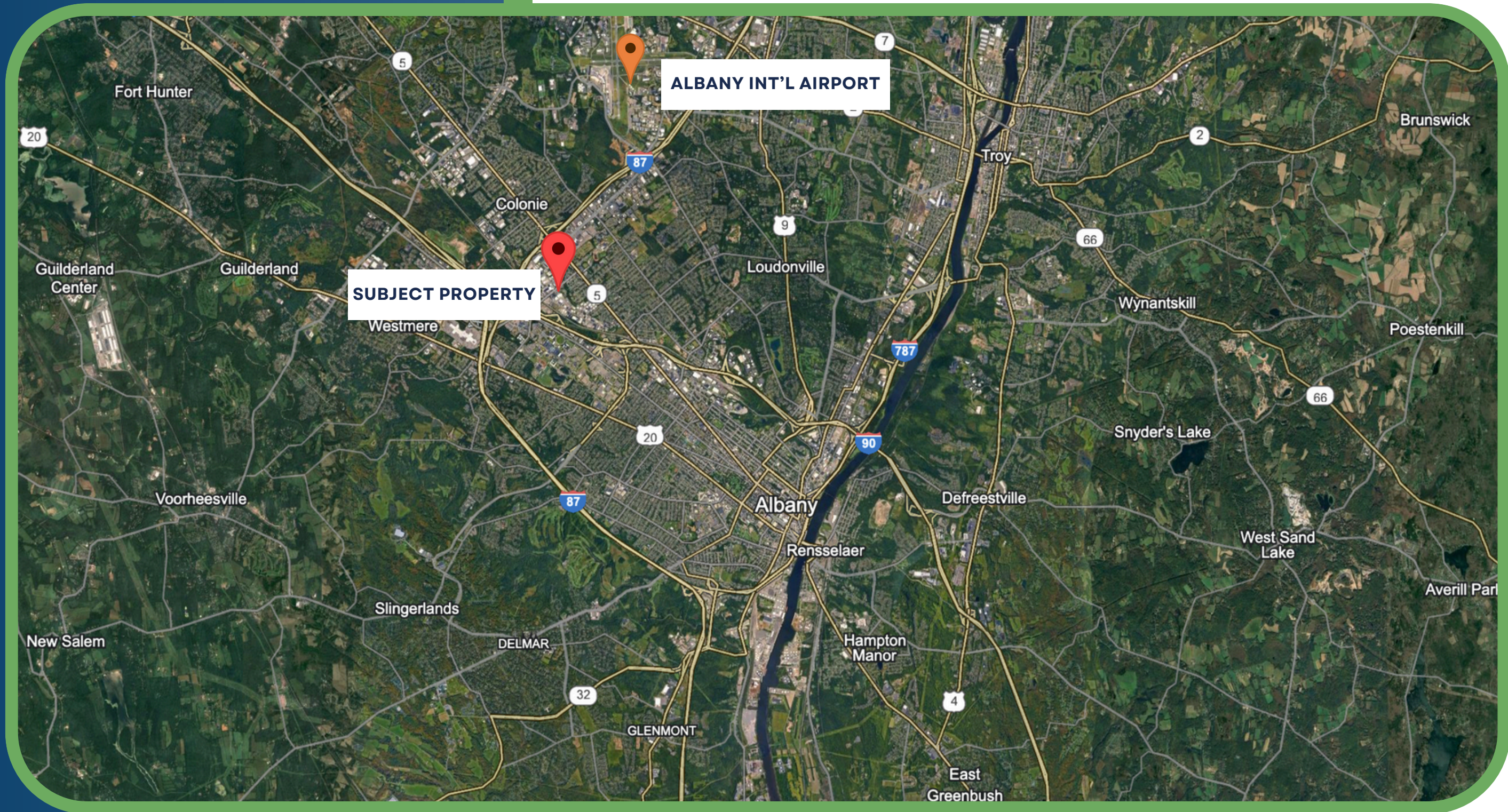


REGION



CITY MAP

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REGIONAL MAP

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