



FOR SALE OR LEASE
2341 Nott Street
Niskayuna, NY 12309



PROPERTY SUMMARY

Property Type:	Office/Retail/Professional
Price:	\$16/ SF NNN
Land Use:	Office/Retail
Total SF:	44,000± SF
Office SF Available:	16,598± SF
Parking:	165/Private
Acres:	4.27±
Address	2341 Nott St, Niskayuna NY 12309
County:	Schenectady County
Zoning:	Planned Development District
Tax ID:	422400 40.-1-17.6

BUILDING CHARACTERISTICS

Condition:	Excellent
Age:	1999
Construction	Steel & Masonry
Roof Type:	Rubber Membrane
Stories	2

AMENITIES

Heat:	Gas Forced Hot Air
Water:	Municipal
Sewer:	Municipal
Gas/Electric:	National Grid

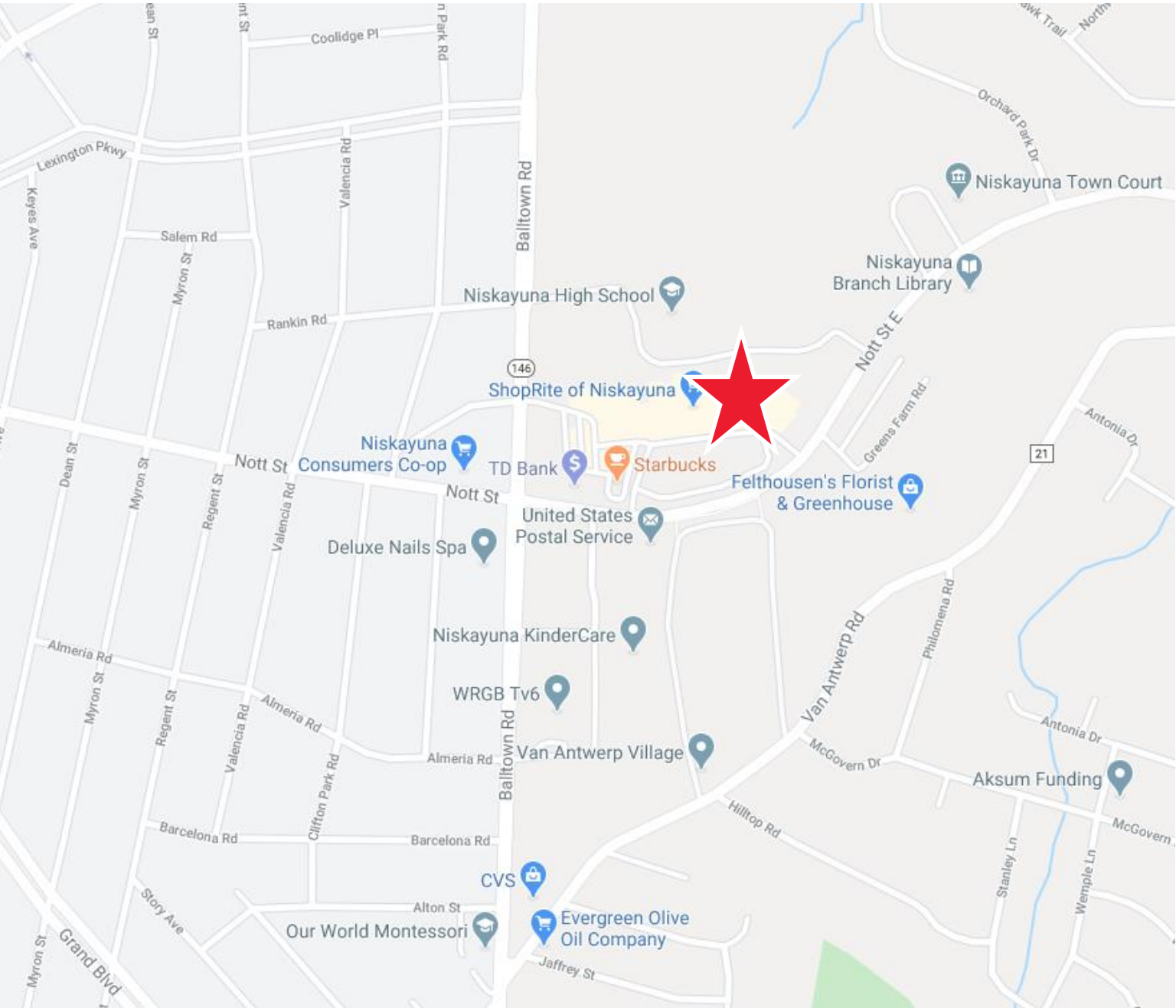
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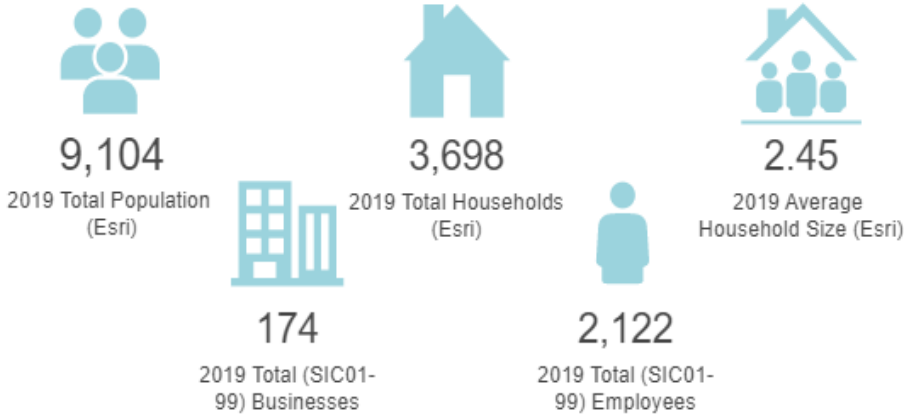
Location Map



Demographics

(Ring band of 1 miles)

GENERAL DEMOGRAPHICS



INCOME
\$106,678
Median Household Income



\$53,868
Per Capita Income



\$556,193
Median Net Worth

HEALTH CARE EXPENDITURE



\$3,036
Medical Care



\$5,883
Annual Health Insurance Expenditures

Traffic Data

Street name	Cross street	Traffic volume	Direction	Distance
Balltown Rd	Almeria Rd	19,020	SW	0.3
Nott St	Valencia Rd	5,400	SW	0.4
Nott St	Dean St	4,600	NW	0.6
Grand Blvd	Baker Ave	7,000	SW	0.8
Nott St	Garner Ave	3,700	NW	0.8

HOTELS & LODGINGS



1

Hotel/Lodging Businesses (SIC)



\$2,934

Hotel/Lodging Sales (\$000) (SIC)



19

Hotel/Lodging Employees (SIC)



63,492

2019 Retail Trade (SIC52-59) Sales (\$000)



26

2019 Retail Trade (SIC52-59) Businesses



412

2019 Retail Trade (SIC52-59) Employees



88

Service Businesses (SIC)



\$49,484

Service Sales (\$000) (SIC)



1,180

Service Employees (SIC)

RETAIL TRADE

SERVICES SUMMARY