

FOR SALE

13 BEECH STREET

Johnson City, NY

8,659 SF



PROPERTY HIGHLIGHTS

- Stellar professional office building
- Building only 12 years old
- Functional mix of private offices, open-concept and support space
- Large conference room
- Stunning foyer
- Storage area with dock
- Spacious landscaped grounds
- 40 parking spaces
- Located adjacent to Traditions By The Glen

Maureen D. Wilson, CCIM, SIOR
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DETAILS	
ASKING	\$1,150,000
BUILDING SIZE	8,659 SF
LOT SIZE	2.55 Acres
TAX ID	142.07-1-6.12
ASSESSMENT	\$791,667
TAXES	\$34,213 (2018-estimated)



Pyramidbrokerage.com

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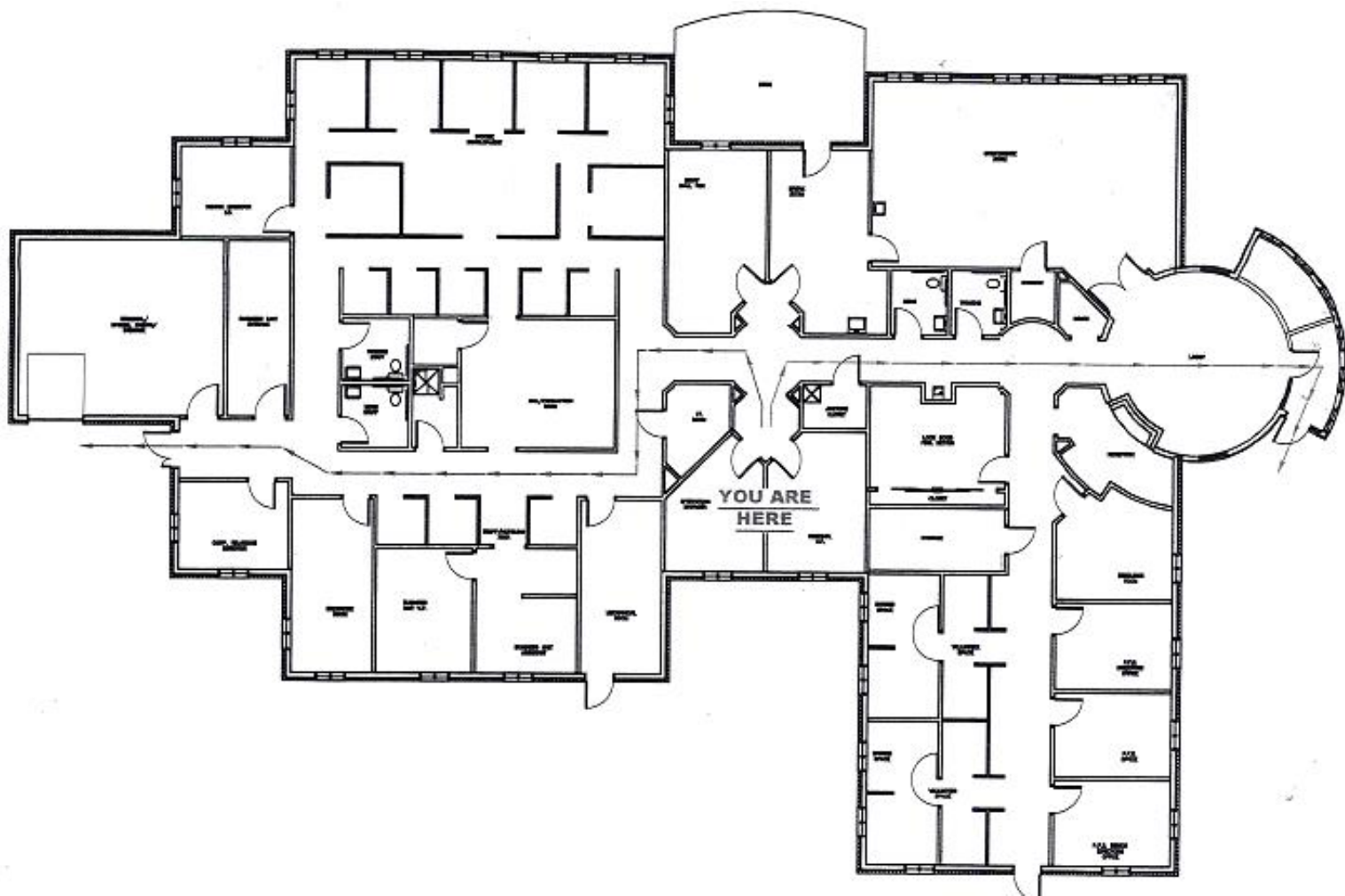
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FLOOR PLAN



**CUSHMAN &
WAKEFIELD**



**Pyramid Brokerage
Company**

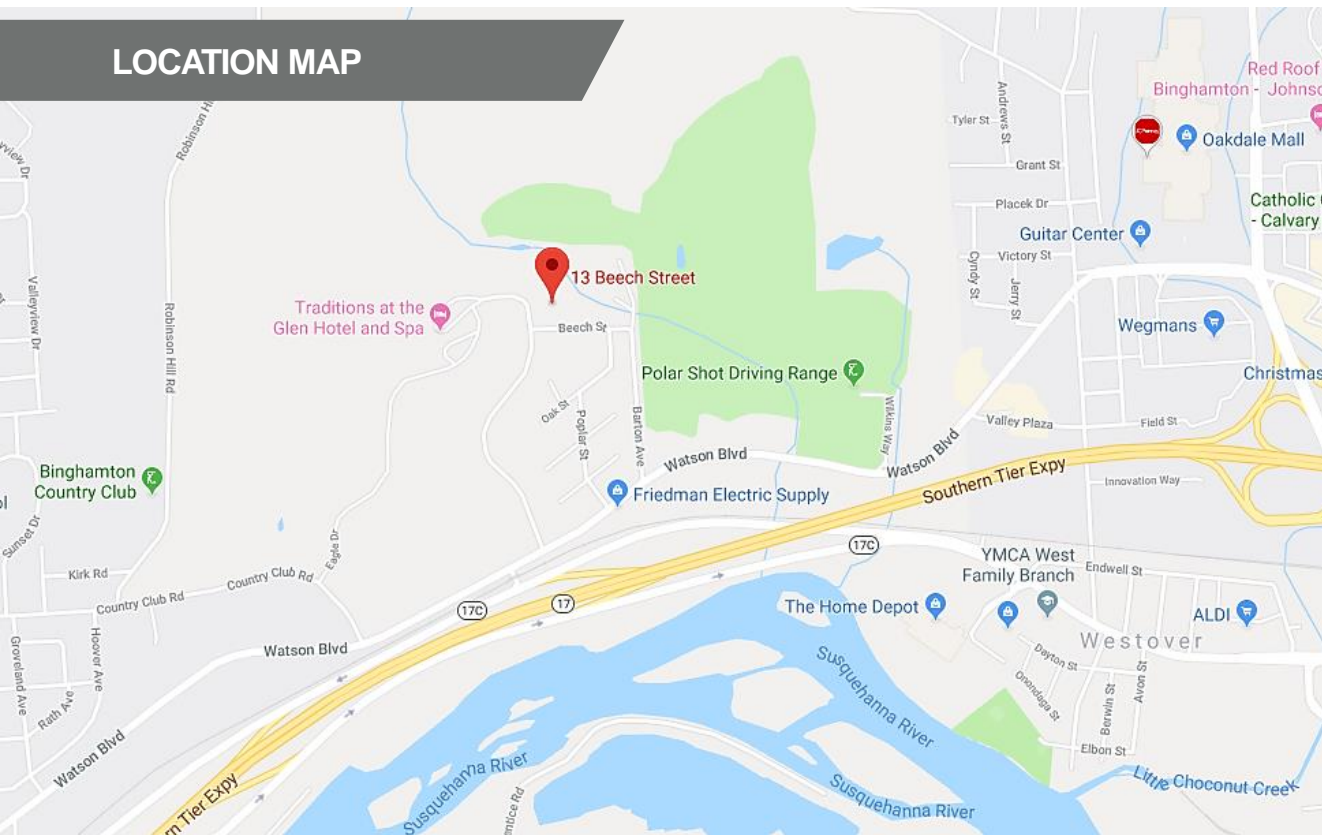
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LOCATION MAP



DEMOGRAPHICS (3 mile radius)

55,369

Population

38.7

Median Age



1,852

Total Businesses



41,305

Total Employees



2.3

Average Household Size

\$49,435

Median Household Income

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