



Great Dane Properties, LLC

Commercial Real Estate Sales, Leasing, Management & Development

For Sale or Lease

11 East Main Street
Dryden, NY 13053

Price Reduced
\$125,000.00
\$8.00/sf NNN
~~\$349,000.00~~- Sale
~~\$12.00-NNN~~- Lease

Your Sign
Here



11 East Main Street



Great Dane Properties is Pleased to
Present 7,904 SF Commercial Space in
the Heart of Dryden, NY

Joseph M. Draghi

Licensed Real Estate Broker

Licensed in New York, New Hampshire, Connecticut,
Massachusetts, Vermont & Florida

607-838-3263 – jdraghi@greatdaneproperties.com

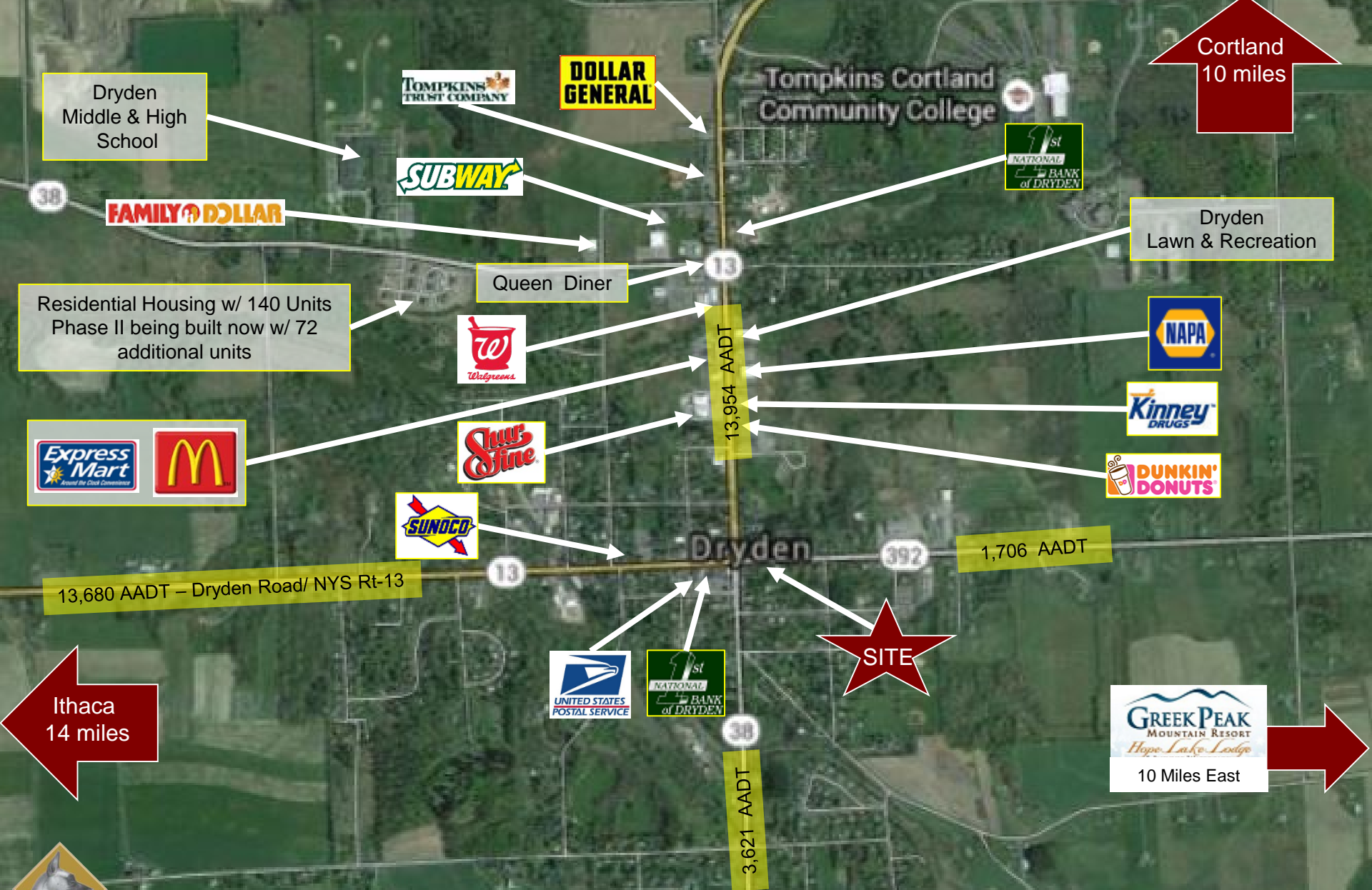
Karina K. Draghi

Licensed Real Estate Broker

Licensed in
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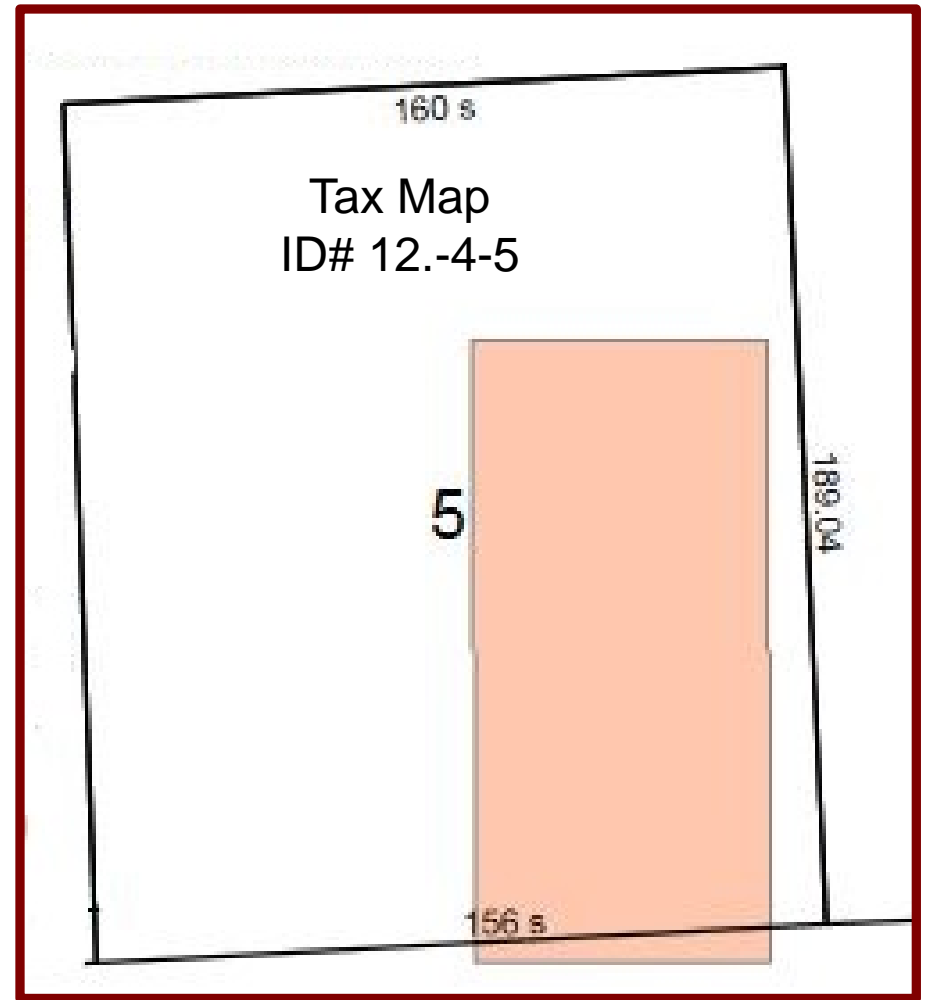
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Site Specifications

\$125,000.00 - Sale

\$8.00 NNN - Lease

- 7,904 SF Building
- 0.696 Acre lot – 159 X 189
- Great for Retail or Office Use
- 3 Phase electric – 240 Volt – 400 Amps
- Open retail/office space with plenty of storage
- Two Bathrooms
- Commercially Zoned
- Improved Parking Lot
- Municipal Sewer
- Public Water



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Open Floor Plan with Offices



Plenty of Storage



Two Bathrooms



The information contained herein was obtained from sources we consider reliable; however no representation or warranty is made to its accuracy and is submitted subject to errors, omissions, prior sales, and withdrawal from the market or change in price; or changes to the subject property's condition, layout, square footage and development plans without notice. Seller/Landlord and Broker make no representation as to the environmental condition of the property or suitability for use, and recommend Purchasers/Lessors independent investigation.



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