

200803872 1240 CULVER AVE.

\$225,000

COMMERCIAL

Near/Between: WELSH BUSH RD.

UTICA

Lot Size = 240 X 133

Acres =

Use : SERVICE STATION

Tax Map :

Original Price : \$225,000



BUILDING SQUARE FEET

Appx. Building : 3800
Office : 300
Warehouse : 0
Retail : 3500
Manufacturing : 0
Lot : 0

Age : 60
Stories : 1
Units : 2
Parking Spcs : 0
Ceiling Height : 14
Ovhd Doors : 6
Height OvHd Dr : 14

County : ONEIDA
School : UTICA
Ext. Appear : GOOD
Int. Appear : GOOD
Possession : TO BE DETERMINED
Roof : FLAT/TAR
Basement : PARTIAL

FINANCIAL

Assessment = \$49,000
City/Assmt = \$0
School Taxes = \$1,190
County Taxes = \$374
Village Tax = \$886
Special Tax = \$0
Total Taxes = \$2,450
Net Income = \$0
Annual Gross = \$0
Lease/Month = \$0

EXPENSES/YEAR

Insurance = \$0
Water = \$0
Elec/Gas = \$0
Maintenance = \$0
Management = \$0
Other = \$0

Heat : GAS, FORCED AIR
Heating Systems : 0
Sewer : PUBLIC AVAILABLE
Electricity : 220 VOLTS
Electric Meters : 2
Amps : 200
Flooring : CONCRETE
Cooling : NONE
Cooling Systems : 0
Gas : NATURAL GAS
Gas Meters : 0
Water : PUBLIC INSTALLED
Water Meters : 0
Exterior : WOOD, BLOCK

Envir. Assess. Available Phase 1 : Yes
Envir. Assess. Available Phase 2 : Yes

Loan Balance = \$0
Loan Payment = \$0

Loan Rate = \$0
Loan Expiration = N/A

Tenant Pays :

EXTRAS : PUBLIC TRANSPORTATION, OVERHEAD, HOIST, HANDICAP ACCESS, FRONTAGE EXP, BASEMENT

INFO WITH BROKER : DISCLOSURES, LEASE INFORMATION

REMARKS : 3,800 SQ/FT BUILDING WITH 3 TENANTS LOCATED ON A LARGE COMMERCIAL SITE BORDERING ON 3 STREETS WITH 240 FEET OF OVERALL FRONTAGE. ADAPTABLE TO COMMERCIAL, PROFESSIONAL OR OFFICE USES. HIGH VISIBILITY AND TRAFFIC COUNT. MULTI TENANT POTENTIAL

SALES AGENT: LEONARD PUGH (1680)
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