



303 Rt 59  
West Nyack, NY 10994  
For Lease: \$3,250 Per Month

Type:	Commercial
MLS#:	6166831
Square Footage:	1,704

\*Current Tenant is M2M - please do not disturb the current Tenant\* PRIME retail located directly across from the Palisades Mall. Modified gross, tenant is responsible for their proportionate share of taxes and CAM over the base year RS Zoning Allowable uses include, but are not limited to: Retail drug, dry goods and variety, food, hardware, stationery and tobacco stores; newsstands; and pickup and delivery stores for dry-cleaning, laundry, launderette, laundromat and shoe repair establishments. Other retail stores and service establishments, such as banks, package liquor stores and personal service shops dealing directly with consumers (such as barbershops and beauty parlors, tailor shops, pet shops, photographic studios and restaurants, tearooms, taverns and outdoor cafes), except that drive-in restaurants shall be located only along major roads as classified on the Official Map. Other retail stores and service establishments, such as automobile salesrooms

### Listing Details

Asking Price: \$3,250 Per Month	Status: Leased	Type: Commercial
MLS ID: 6166831	Last Update: 10/30/2022	Added: 1,494 Day(s) Ago

### Property Details

Address: 303 Rt 59	City: West Nyack	State: NY
Zip: 10994	County: Rockland	Square Footage: 1,704
Total Bathrooms: 0		

### Location Details

Water Front: No	Water Access: No
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### Heating, Cooling, & Utility Details

Heat Type: Natural Gas	Water Type: Public	Air Conditioning: Central Air
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### Broker Details

Triforce Commercial RE LLC	Jason Horowitz
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