



78 S Middletown Road  
Nanuet, NY 10954  
For Sale: \$2,680,000

Type:	Commercial
MLS#:	6273088
Square Footage:	7,818

Introducing an unparalleled opportunity in the heart of prime commercial space. Presenting a remarkable 7,818 square foot building situated on a 0.76-acre lot, this property is a beacon of potential, strategically located just across from the renowned Shops of Nanuet and conveniently positioned right off Route 59. This investment opportunity affords a buyer to occupy 2,200 square foot for their own business. The building is highly visible and is a high-traffic location, offering unparalleled exposure to a diverse and dynamic customer base. Contact us for information.

### Listing Details

Asking Price: \$2,680,000	Status: Active	Type: Commercial
MLS ID: 6273088	Last Update: 2/7/2026	Added: 861 Day(s) Ago

### Property Details

Address: 78 S Middletown Road	City: Nanuet	State: NY
Zip: 10954	County: Rockland	Square Footage: 7,818
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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