



589 Route 303  
 Blauvelt, NY 10913  
 For Lease: \$1,910 Per Month

Type:	Commercial
MLS#:	6295061
Square Footage:	790

\*Salon equipment is NOT included\* This is a lease assignment opportunity. The Tenant is responsible for 13.4% of taxes and CAM. Tenant is responsible for their own HVAC repair and maintenance. Route 303 frontage store front. Allowable uses are business and professional offices, retail drug, dry-goods and variety, food, hardware, stationery, auto supplies and tobacco stores; restaurants, except fast-food; newsstands; banks, clothing and department stores; home appliance stores; jewelry and art shops; package liquor stores; personal services stores dealing directly with consumers (such as barbers and beauty parlors and dry cleaning, laundry, tailoring and shoe-repair establishments); and karate, physical fitness, dance and photographic studios, and pet shops, upholsterers, undertakers and commercial printing shops, including printing of a newspaper, trade schools and other schools of special instruction.

### Listing Details

Asking Price: \$1,910 Per Month MLS ID: 6295061	Status: Leased Last Update: 8/6/2024	Type: Commercial Added: 151 Day(s) Ago
--	---	---

### Property Details

Address: 589 Route 303 Zip: 10913 Total Bathrooms: 0	City: Blauvelt County: Rockland	State: NY Square Footage: 790
--	------------------------------------	----------------------------------

### Location Details

Water Front: No	Water Access: No
-----------------	------------------

### Heating, Cooling, & Utility Details

Heat Type: Natural Gas	Water Type: Public	Air Conditioning: Central Air
------------------------	--------------------	-------------------------------

### Broker Details

Triforce Commercial RE LLC	Jason Horowitz
----------------------------	----------------