

10 Benson Street
Albany, NY 12206
For Sale: $10,500,000

Type:	Multi-Family
MLS#:	825042
Square Footage:	20,000
Year Built:	1900

We are pleased to present an exceptional investment opportunity—a fully leased, turnkey student housing portfolio in Albany, NY's desirable Pine Hills neighborhood. Priced at $10,500,000, this portfolio consists of 29 properties, 55 units, and 201 beds, strategically located between the University at Albany's main and downtown campuses. With a proven rental income stream, one-year leases secured by personal guarantees (PGs), and recent capital improvements such as new roofs, high-efficiency Navien hot water systems, and gas boilers under 10 years old, this offering provides investors with a stable, low-maintenance asset in a high-demand student rental market. The properties are within walking distance to restaurants, bars, retail, and entertainment, making them highly desirable for students. Albany's off-campus student housing market continues to thrive due to limited new supply and increasing enrollment, positioning this portfolio as a highly competitive option. The financials will be provided only upon execution of a Non-Disclosure Agreement (NDA) and proof of funds submission.

Listing Details

Asking Price: $10,500,000
MLS ID: 825042
Status: Active
Last Update: 6/27/2026
Type: Multi-Family
Added: 638 Day(s) Ago

Property Details

Address: 10 Benson Street
Zip: 12206
Total Bathrooms: 0
City: Albany
County: Albany
Siding: Other
State: NY
Square Footage: 20,000
Year Built: 1900

Location Details

Water Front: No
Water Access: No

Heating, Cooling, & Utility Details

Heat Type: Forced Air
Air Conditioning: Central Air
Water Type: Public
Sewer Type: Public Sewer

Broker Details

Triforce Commercial RE LLC
Jason Horowitz