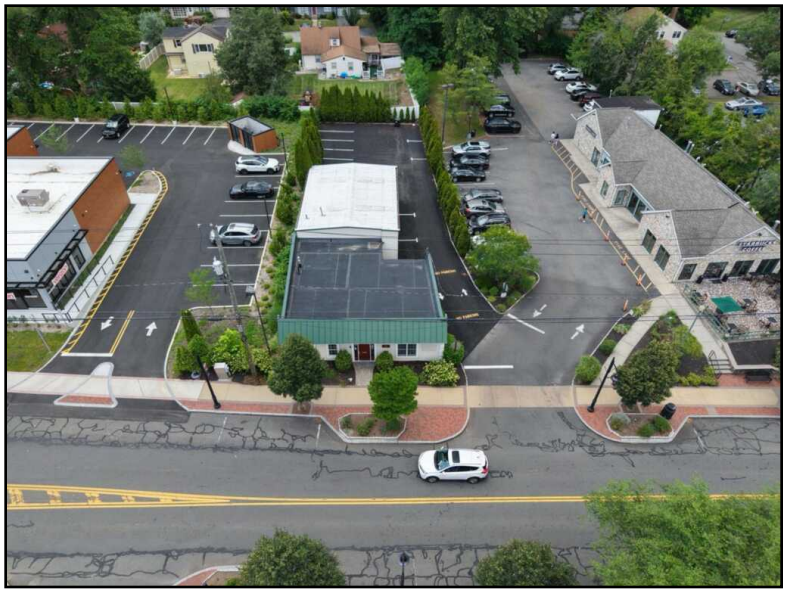


91 S Main Street
New City, NY 10956
For Lease: $7,000 Per Month

Type:	Commercial
MLS#:	864359
Square Footage:	2,760
Year Built:	1970

Prime 2,760 +/- SF turnkey, freestanding office building located on S Main Street next to Starbucks. The building contains: 4 individual offices, 7 cubicles, reception, kitchen, two bathrooms, conference room, open area and a number of closets and storage space. There are roughly 11 parking spaces. Two of which have access to an electric charger for an EV. There is a Generac generator. There are 2 HVAC units which will be delivered in working order and will become the responsibility of the Tenant. Tens of thousands of dollars worth of equipment is included in the rent. The rent is inclusive of taxes and insurance. Other CAM (paid directly by Tenant i.e. landscaping, snowplow, garbage, fire alarm, burglar alarm, etc). Tenant is responsible for its own utilities. There is a new parking lot and property maintenance being completed now.

Listing Details

Asking Price: $7,000 Per Month
MLS ID: 864359
Status: Leased
Last Update: 2/7/2026
Type: Commercial
Added: 538 Day(s) Ago

Property Details

Address: 91 S Main Street
Zip: 10956
Total Bathrooms: 0
City: New City
County: Rockland
Siding: Stucco
State: NY
Square Footage: 2,760
Year Built: 1970

Location Details

Lot Size: 0.1 Acres
Water Front: No
Water Access: No

Heating, Cooling, & Utility Details

Heat Type: Electric
Air Conditioning: Electric
Water Type: Other
Sewer Type: Public Sewer

Broker Details

Triforce Commercial RE LLC
Jason Horowitz