



8 Olympic Drive  
 Orangeburg, NY 10962  
 For Sale: \$3,500,000

Type:	Commercial
MLS#:	4812613
Square Footage:	20,209

Will be delivered vacant. This property has 2 loading docks and 1 large drive in door. It is situated on 6.95 acres which makes this building expandable and must be confirmed by the buyers engineer/surveyor. There are clear 17'6" ceilings in the warehouse. There are 9 rooftop HVAC units which heat the office and warehouse. There are 15-16 skylights which add a lot of light to the warehouse. The building is fully sprinklered and also has 600 AMPS of electric. Zoning is LIO. Taxes to be verified by buyer or his agent.

**Listing Details**

Asking Price: \$3,500,000	Status: Sold	Type: Commercial
MLS ID: 4812613	Last Update: 9/30/2021	Added: 2,903 Day(s) Ago

**Property Details**

Address: 8 Olympic Drive	City: Orangeburg	State: NY
Zip: 10962	County: Rockland	Square Footage: 20,209
Total Bathrooms: 0		

**Location Details**

Water Front: No	Water Access: No
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**School Details**

School District: Pearl River

**Heating, Cooling, & Utility Details**

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

**Broker Details**

Triforce Commercial RE LLC	Mark Glasel
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