AVAILABLE COMMERCIAL SUITE

FORMER DANCE STUDIO

3220 Watson Boulevard, Town of Union, NY

(Located 1.5 miles from NYS Route 17 at Exit 69)

Salient Features:

Asking $8.00/SF
plus utilities and pro-rata share of RE taxes, insurance & CAM (estimated to be $4.00/SF)

- Approximately 2,600 square feet;
- Suitable for gym, yoga or dance studio, or other use;
- Building and pylon signage available;
- Ample parking;
- Additional staging area available in rear of building;
- Located just west of the Hooper Road intersection;
- Plaza anchored by Dollar General, and other local office and service tenants.

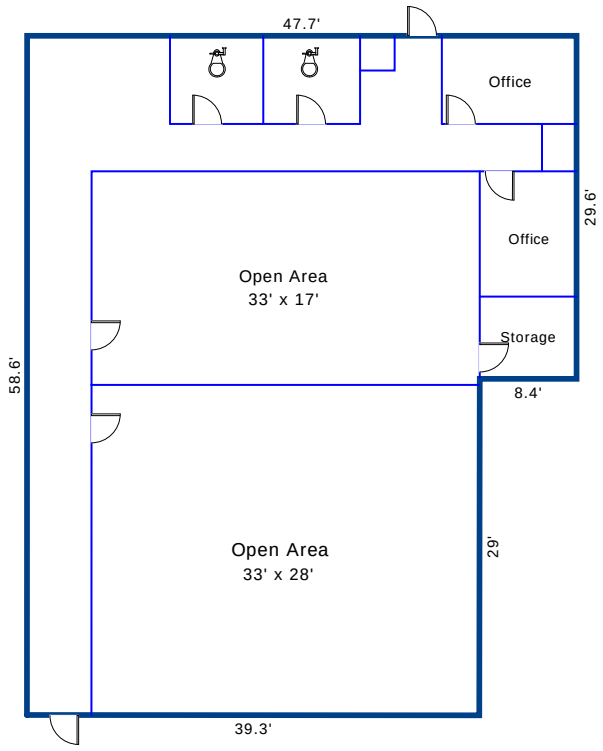

Figure 1 – Layout of the premises

Fishs Eddy Properties

365 HARRY L. DRIVE, JOHNSON CITY, NY 13790
PHONE 607.729.3690 / FAX 607.729.0823
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Figure 2 – Aerial photograph of site (available space outlined in blue)

Figure 3 – Northern (front) elevation of the building

Figure 4 – Front of the suite

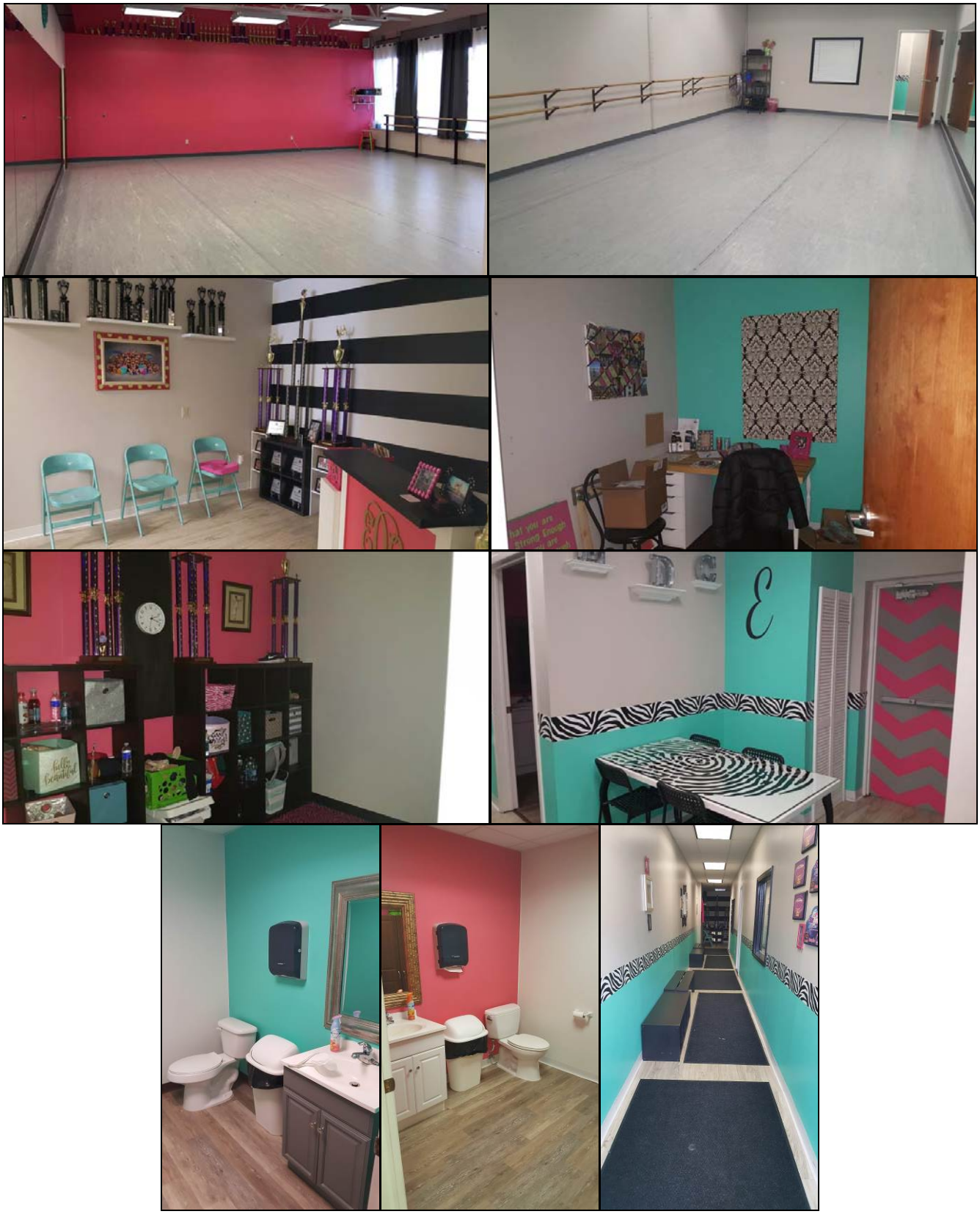

Figure 5 – Interior of the suite