

# AVAILABLE COMMERCIAL SUITE

## 27 Link Drive, Town of Kirkwood, NY

(Located at Exit 9 off Interstate 81)

### Salient Features:

### Available First Quarter 2026

#### Rent plus utilities and pro-rata share of operating expenses

- Up to **15,000** square feet available for lease with 3,200 square feet of office and retail area and 11,800 square feet of open shop/warehouse space (can be subdivided);
- Two drive-in overhead doors and two dock-height doors;
- 13-14' clearance in the shop/warehouse space;
- Building signage available;
- Ample on-site parking;
- Located in close proximity to the Interstate 81 and Interstate 86/NYS Route 17 interchange.

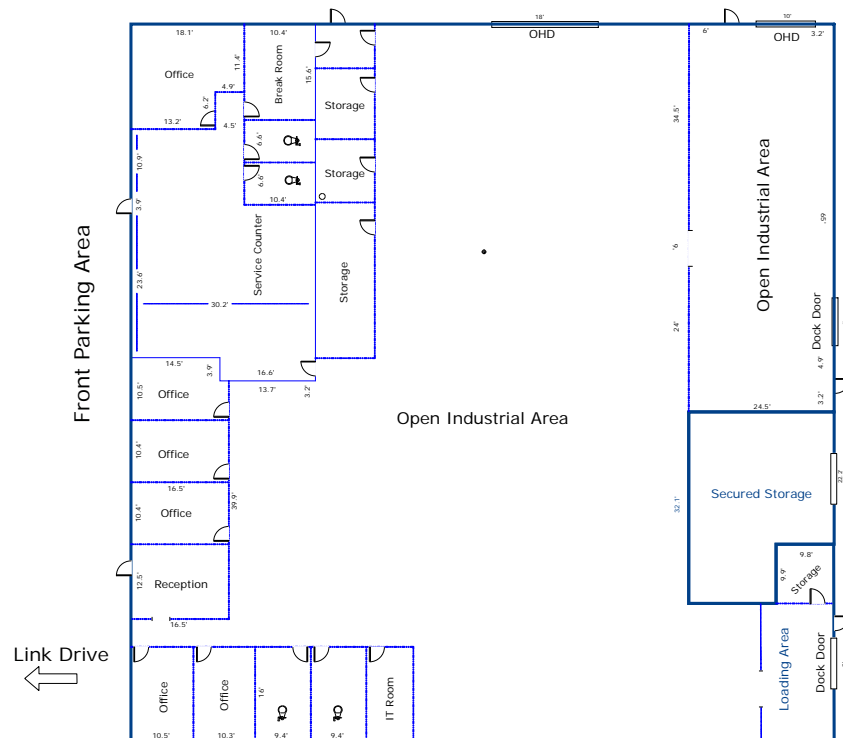


Figure 1 – Layout of premises



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Figure 2 – Western (front) elevation



Figure 3 – Aerial photograph of the site (outlined in red)



Figure 4 – Aerial photograph showing the proximity to Interstates 81 and 86 and the interchange ramps



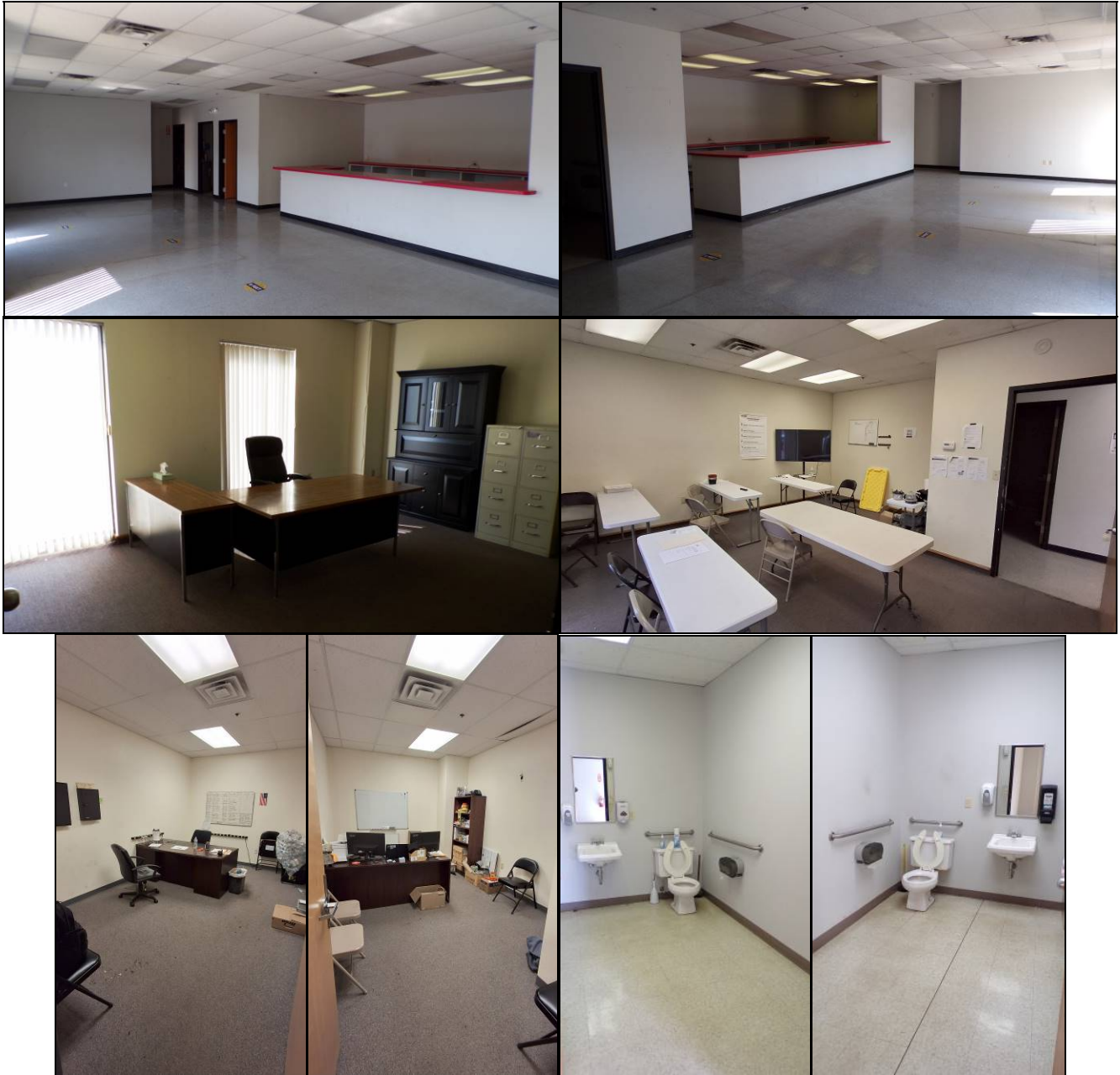
**Figure 5 – Western (front) elevation**



**Figure 6 – Northern and eastern (side and rear) elevations**



Figure 7 – Views of the open shop/warehouse areas



**Figure 8 – Retail, office and restrooms**