



\$799,000

## 2855 AQUEDUCT ROAD, NISKAYUNA, NY 12309

<https://fallatigroup.com>

- 0 baths
- Mixed Use
- Commercial Sale
- Active

Well-located property offering exceptional visibility and accessibility in one of Schenectady's most convenient areas. Situated near major thoroughfares and established neighborhoods, this property presents a versatile opportunity for a wide range of uses, establish an office, retail space, or service-based business, this location offers both convenience and long-term growth potential. Ideal for an owner-occupant or investor seeking strategic Schenectady location.

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### Basics



**Date added:** Added 7 months ago  
**List Office Name:** Berkshire Hathaway Home Services Blake  
**Days On Market:** 8  
**County:** Schenectady  
**Lot Size Acres:** 0.21 acres  
**Category:** Commercial Sale  
**Status:** Active  
**Year built:** 1900

**MLS ID:** 202529672  
**List Agent Email:** KZW@bhhsblake.com  
**Building Area Total:** 3833  
**Living Area sqft:** 3833  
**Lot Size Dimensions:** 170x110  
**Type:** Mixed Use  
**Bathrooms:** 0 baths  
**Zoning:** Commercial

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## Directions

**Directions:** Route 146 from Schenectady 3rd exit on roundabout before Rexford Bridge

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## Building Details

**Construction Materials:** Frame, Block

**Roof:** Asphalt

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## Interior Features

**Heating:** Baseboard, Wood Stove

**Cooling:** None

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## Exterior Features

**Lot Size Units:** Acres

**Lot Size Area:** 0.21

**View:** River

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## Amenities & Features



**Sewer:** Septic Tank

**Water:** Public

**Electric:** Circuit Breakers

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## Financial

**Tax Annual Amount:** \$8,000

**Tax Block:** 1

**Tax Lot:** 33.000

**Tax Tract:** 31.00

