



\$820,000

48 LINCOLN AVENUE, SARATOGA SPRINGS, NY 12866

<https://fallatigroup.com>

As a mixed-use property you have many options here to build not just a commercial business but you may also build residential here! Permitted uses in the NC T5 zoning for this property are for a Townhouse, a Single Family Home, a Two-Family Home or if you choose to build your business on the ground floor you will also be permitted per zoning to build a residence above the business.

- 0 beds
- 1 bath
- Duplex
- MultiFamily
- Active

Basics



Date added: Added 2 months ago
List Office Name: Miranda Real Estate Group Inc
List Agent Office Phone: 518-466-9083
County: Saratoga
Subdivision Name: Downtown Saratoga Springs
Lot Size Dimensions: .17
Type: Duplex
Bedrooms: 0 beds
Half baths: 0 half baths
Zoning: Commercial

MLS ID: 202614408
List Agent Email: lvitiello realestate@gmail.com
Days On Market: 25
Living Area sqft: 2156
Lot Size Acres: 0.17 acres
Category: MultiFamily
Status: Active
Bathrooms: 1 bath
Year built: 1960

Directions

Directions: From S Broadway turn right onto Lincoln Ave. Property is located about 250' on your right.

Building Details

Construction Materials: Other
Roof: Asphalt

Basement: None
Architectural Style: Other

Interior Features

Heating: Forced Air, Natural Gas **Cooling:** None
Interior Features: Wall Paneling **Above Grade Finished Area Source:** CRS
Bathrooms Full: 1

Exterior Features



Parking: Off Street, Paved

Exterior Features: Other

Lot Size Units: Acres

Lot Size Area: 0.17

Lot Features: Cleared

Amenities & Features

Utilities: Cable Available **Sewer:** Public Sewer

Water: Public **Electric:** 200+ Amp Service

Other Equipment: Other **Security Features:** Smoke Detector(s), Carbon Monoxide Detector(s)

Financial

Possession: At Closing

Special Listing Conditions: Standard

Tax Annual Amount: \$7,160.16

Tax Block: 165

Tax Lot: 34

Tax Tract: 2

School Information

High School: Saratoga Springs

High School District: Saratoga Springs

