

# 69-85 Pleasant Valley Road, South Fallsburg



## BUILDING

### Location Information:

Address: 69-85 Pleasant Valley Road  
Municipality: South Fallsburg  
Zip Code: 12779  
Nearest Interstate/Highway: Route17

### Site Features:

Total Acres: 0.67

### Building Information:

Building Type: Steel frame building was a former furniture store - now used as a body shop. 3 phase electric, fully heated, office space, freight elevator, security system, sprinkler.6000 SF on main level & 4400 on 2nd. 18x76 metal truck port attached for easy access.

Total Square Footage: 10,300  
Available Square Footage: 10,300  
Number of Stories: 2  
Year Built: 1973  
Parking spaces: 12  
Sprinkler System: Yes

### Utilities:

Electric: Yes  
Water: Municipal  
Sewer: Municipal

### Pricing Information :

Asking Price (\$): 344,900