

**FOR
SALE**

590 GIFFORDS CHURCH RD

SCHENECTADY, NEW YORK

**FORMER PINE GROVE ELEMENTARY SCHOOL
- FORMER DAYCARE -**



14,361 TOTAL SQUARE FEET

4.27 ACRES

TWO (2) STORIES

CONSTRUCTED IN 1958

MUNICIPAL WATER / PRIVATE SEPTIC

AMPLE PARKING

A-1 ZONING

TAXES: \$6,622.30

PERFECT FOR SCHOOL, DAYCARE OR CHURCH

PRIME REDEVELOPMENT OPPORTUNITY

**FOR SALE
\$249,000**

(\$17.34 PER SF)

**FOR MORE
INFORMATION
PLEASE
CONTACT**

Rudy R. Lynch, CCIM
NYS Licensed Associate Real Estate Broker
(518) 462-7491 x 207 office
(518) 337-3705 mobile
Rudy@CarrowRealEstate.com



Adding Value Through Professional Real Estate Services

The information herein has not been verified, and is provided without warranty unless otherwise guaranteed in writing.
Readers are advised to investigate and verify same prior to entering into a transaction.

FOR SALE

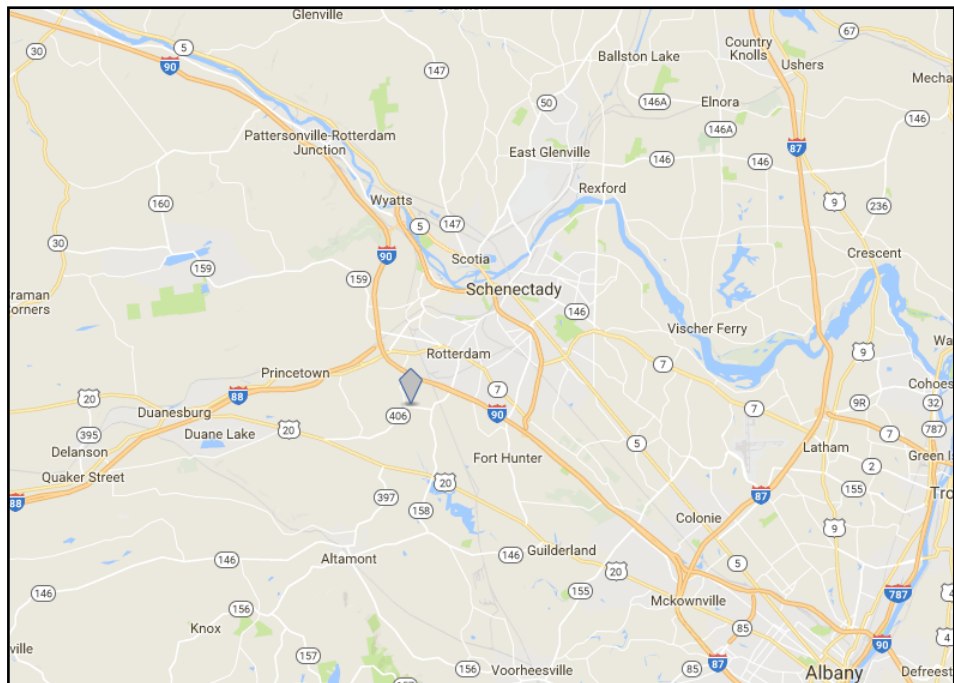
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DEMOGRAPHICS

Population	3 Mile	5 Mile	10 Mile
2017 Total Population:	30,427	98,800	227,732
2022 Population:	30,412	98,680	228,856
Pop Growth 2017-2022:	(0.05%)	(0.12%)	0.49%
Average Age:	41.00	38.90	39.90
Households			
2017 Total Households:	12,777	40,004	90,008
HH Growth 2017-2022:	(0.09%)	(0.14%)	0.54%
Median Household Inc:	\$65,819	\$54,286	\$67,837
Avg Household Size:	2.40	2.40	2.40
2017 Avg HH Vehicles:	2.00	2.00	2.00
Housing			
Median Home Value:	\$165,105	\$159,279	\$188,515
Median Year Built:	1954	1949	1957

LOCATION



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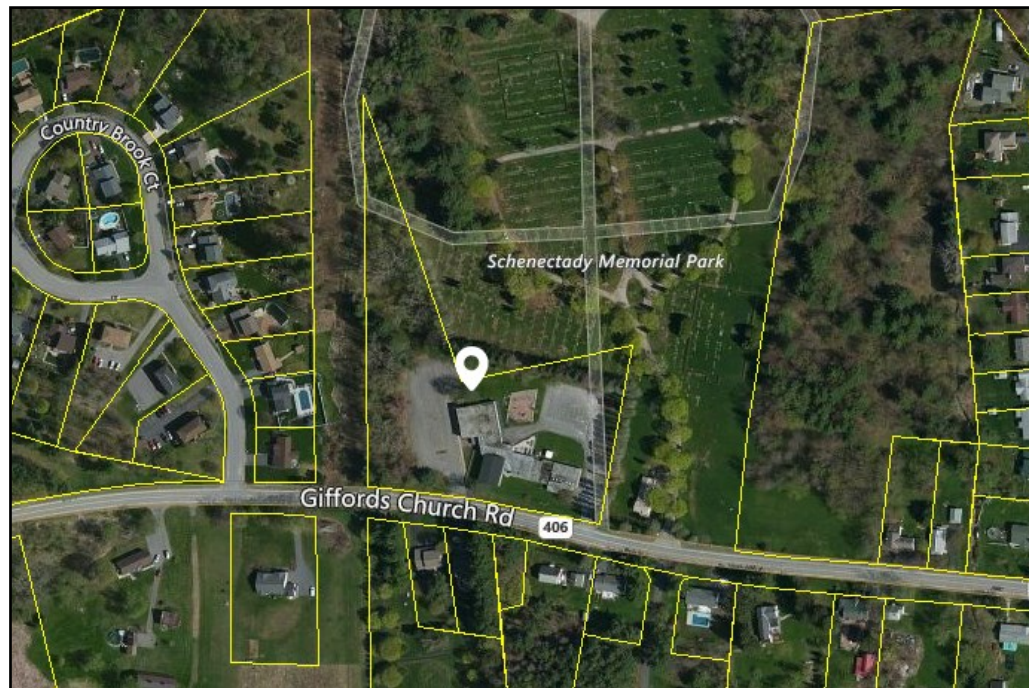
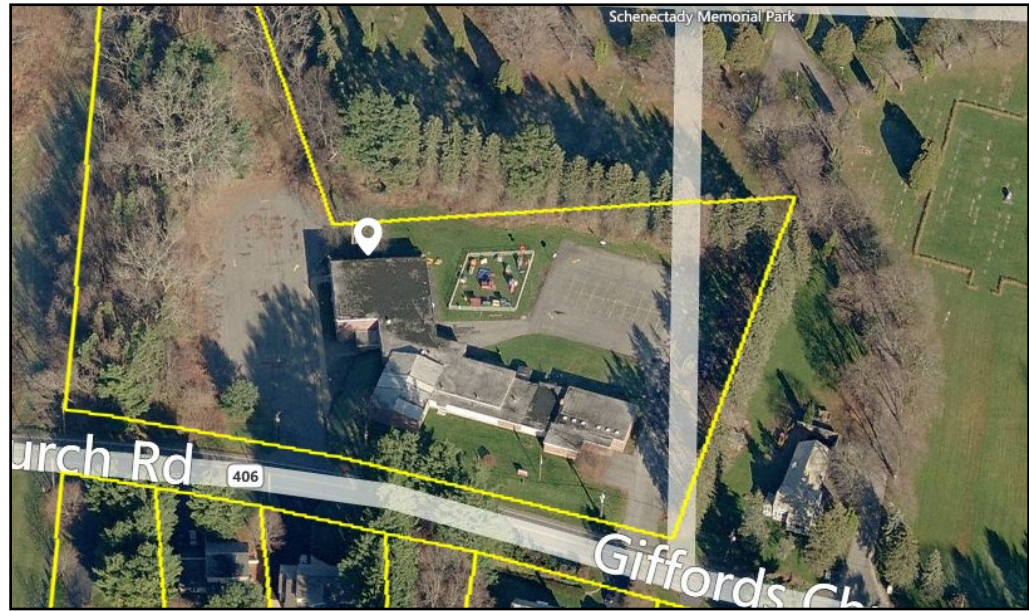
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AERIAL VIEW



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EXTERIOR
PHOTOS



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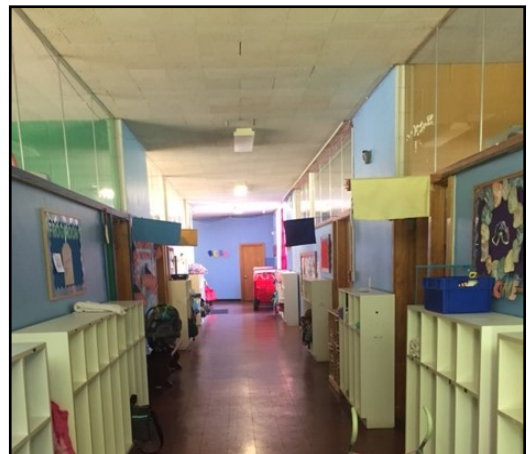
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INTERIOR
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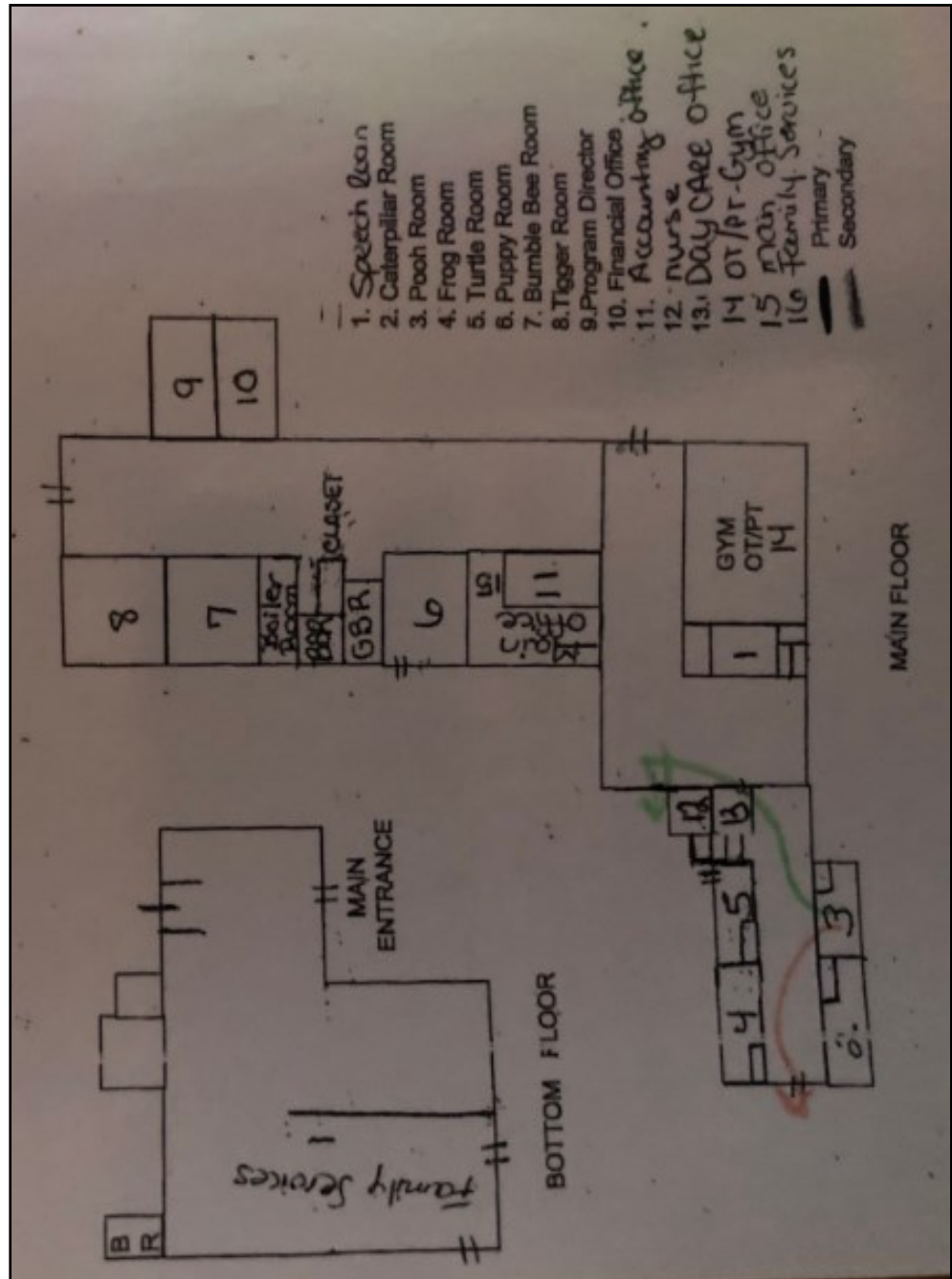
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FLOOR PLAN



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