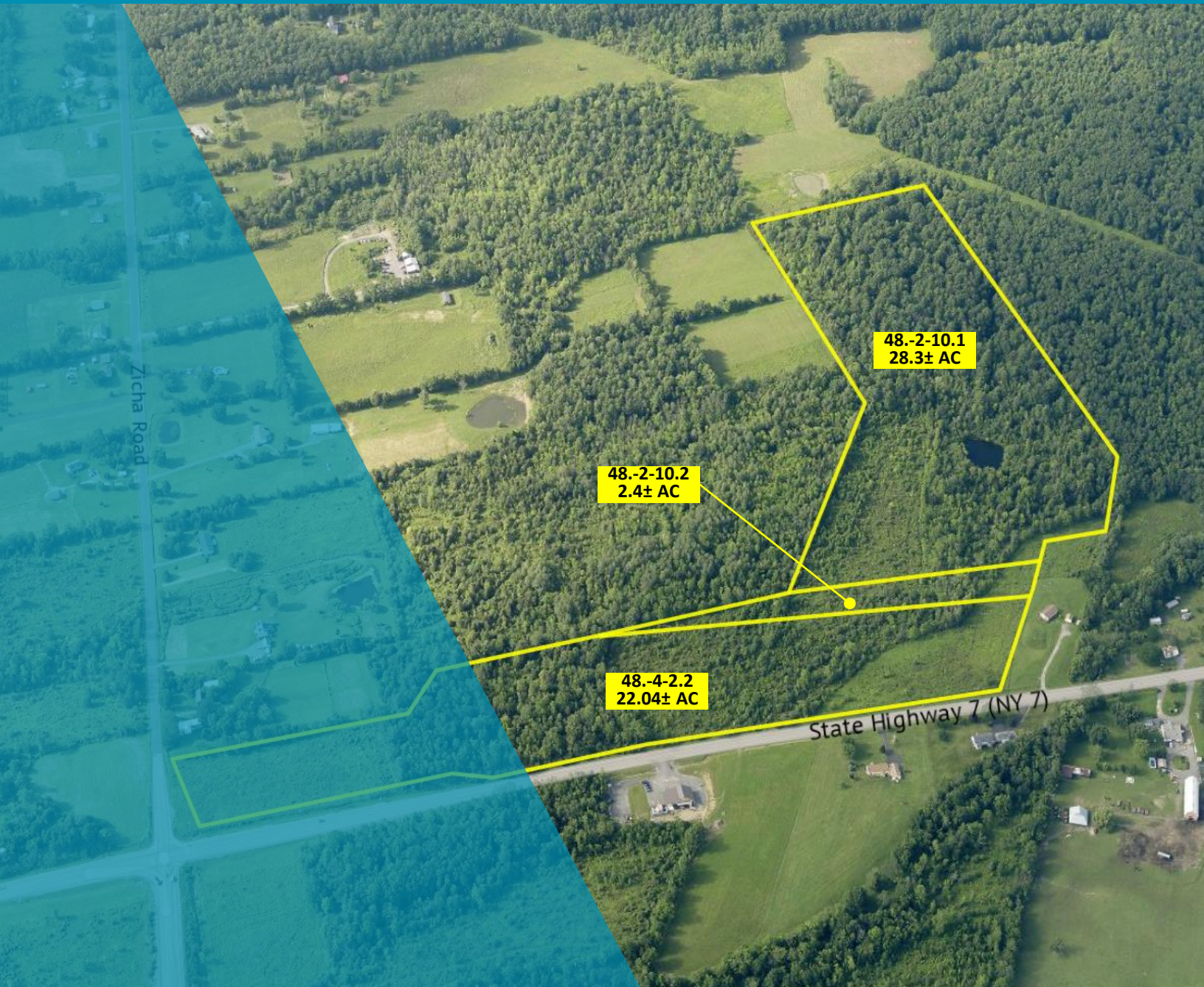


0 ROUTE 7

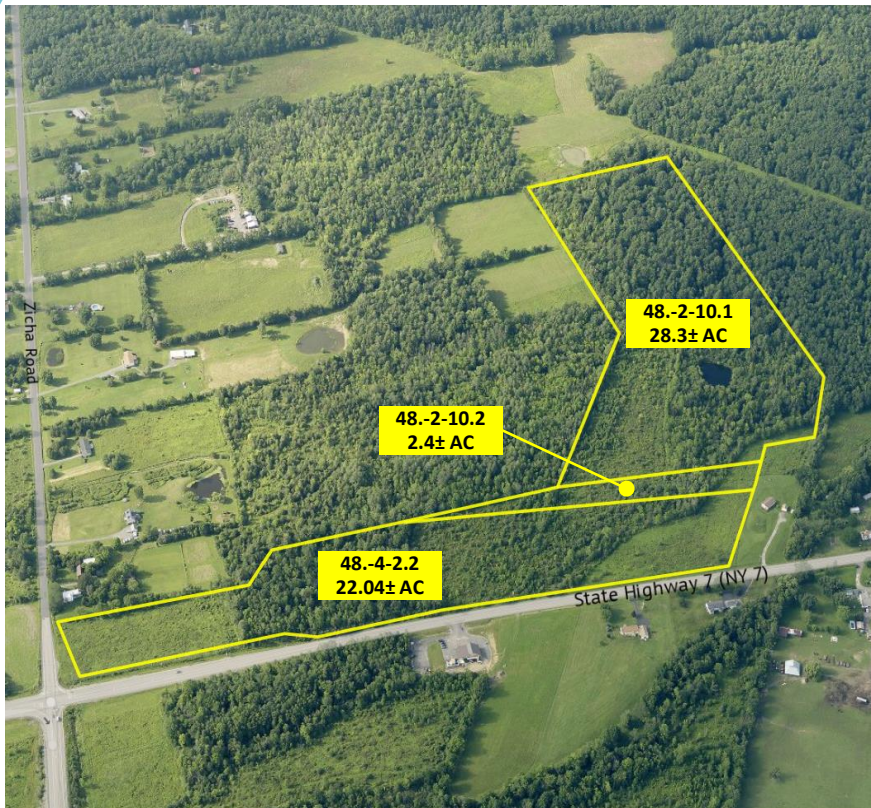
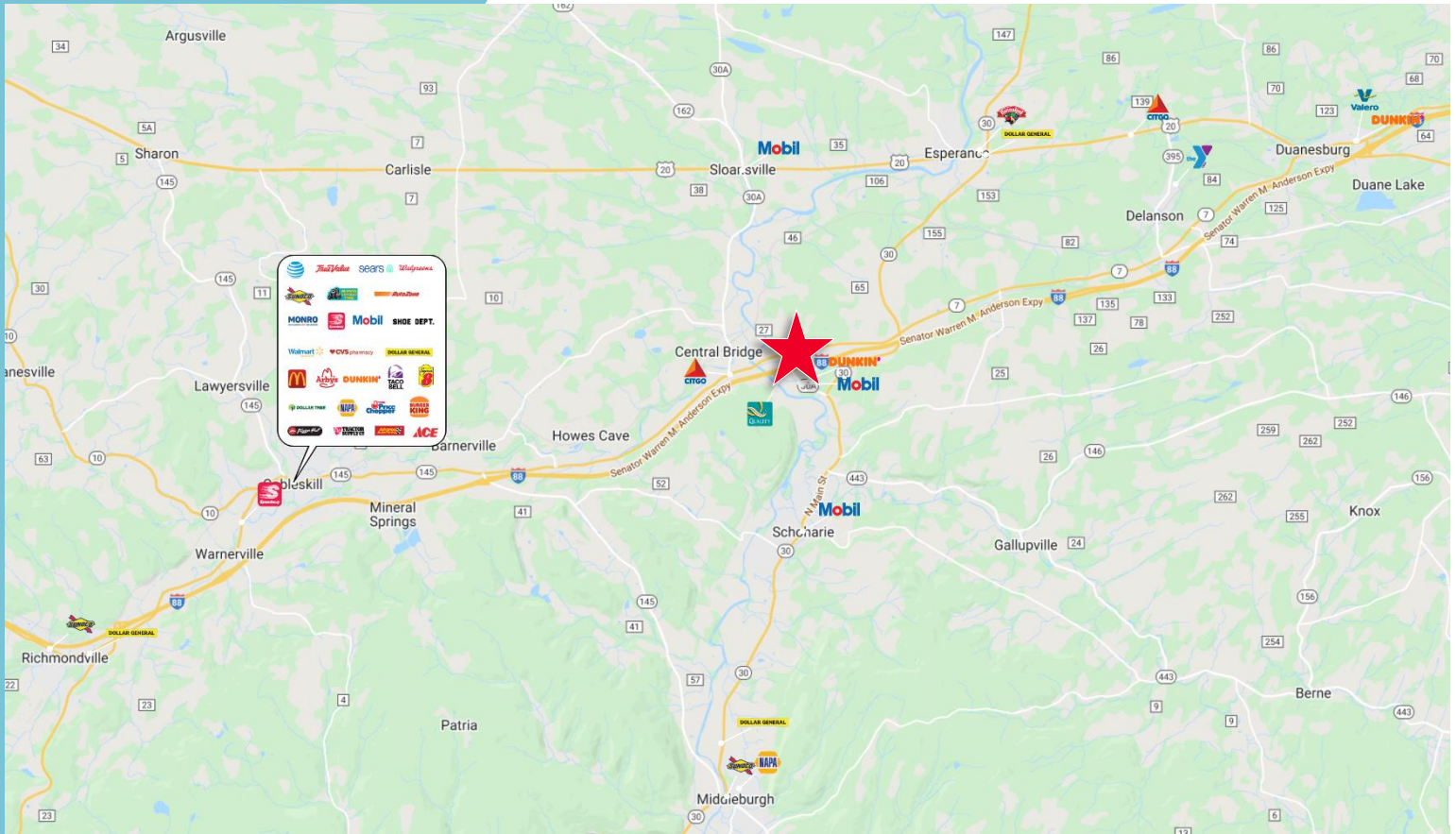
INDUSTRIAL/WAREHOUSE

SCHOHARIE, NEW YORK



Building Delivery: TBD
Up to 200,000± SF

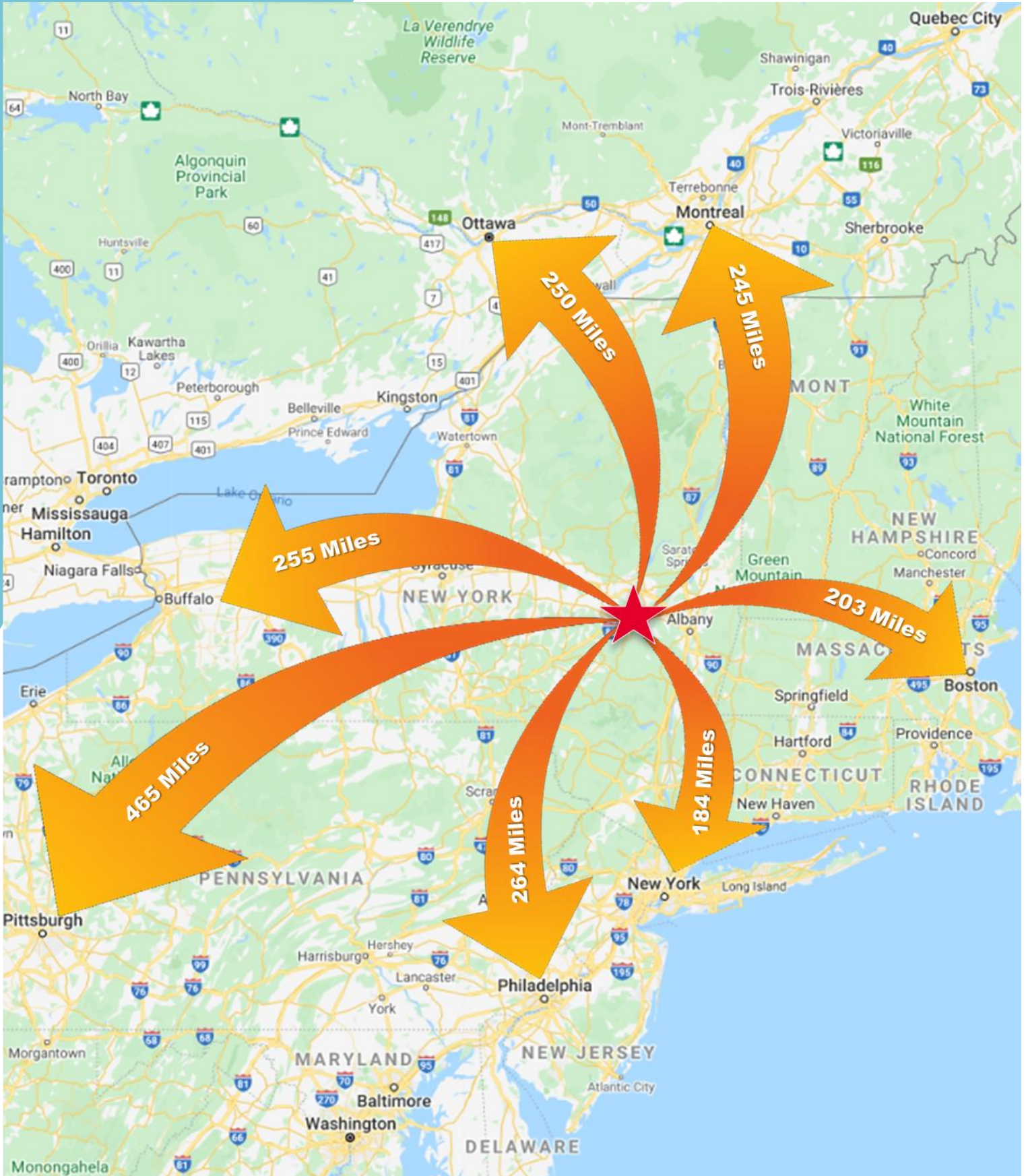
LOCATION MAP



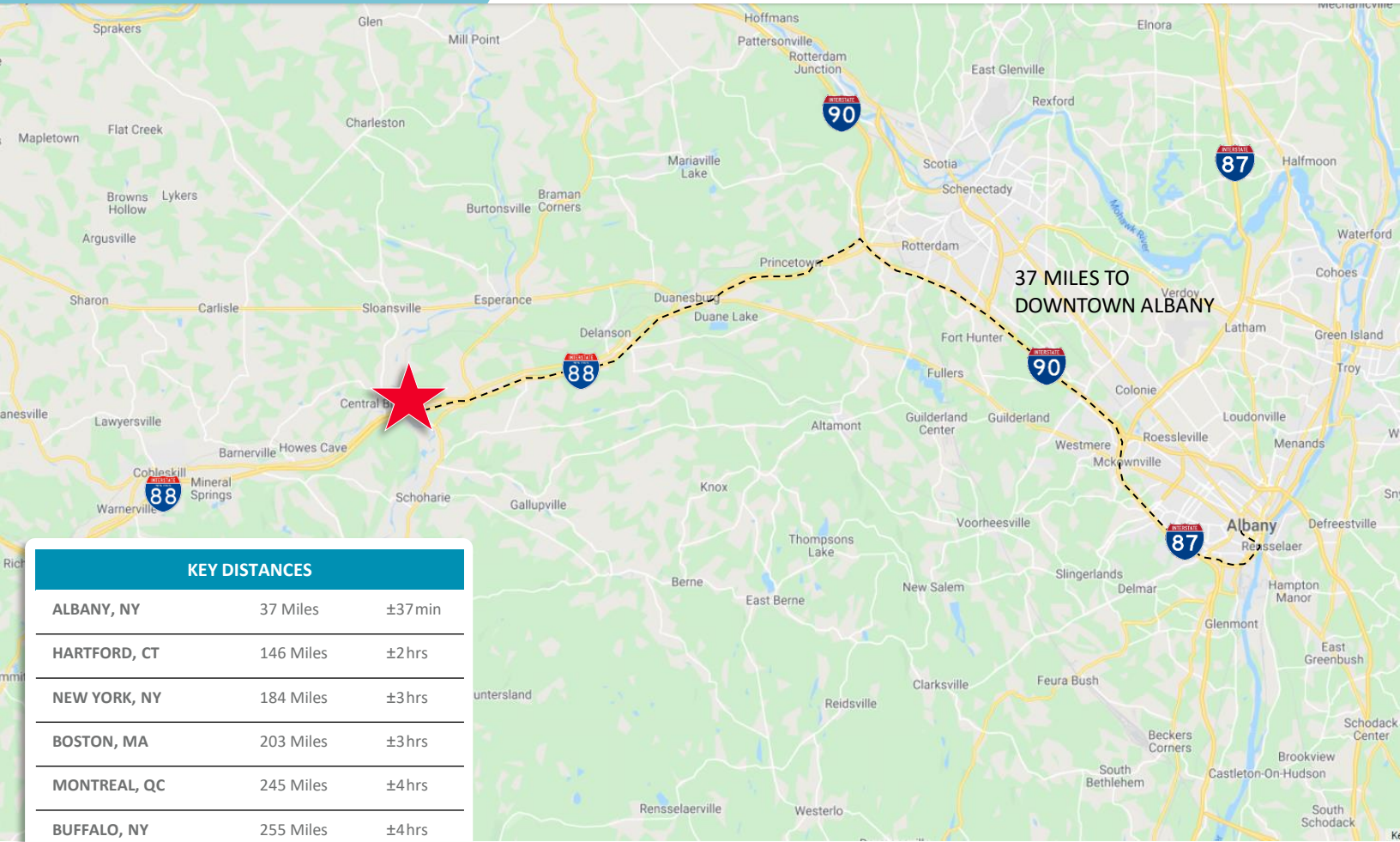
BUILDING DETAILS

- Up to 200,000± SF Total
- Delivery TBD
- Build to Suit
- 35' clear height or per user's specifications
- Dock doors: per user's specifications
- 52.74± Total Acres
- Parcel ID #: 48.-4-2.2, 48.-2-10.2 and 48.-2-10.1

DISTRIBUTION MAP



LOCATION



KEY DISTANCES

ALBANY, NY	37 Miles	±37 min
HARTFORD, CT	146 Miles	±2 hrs
NEW YORK, NY	184 Miles	±3 hrs
BOSTON, MA	203 Miles	±3 hrs
MONTREAL, QC	245 Miles	±4 hrs
BUFFALO, NY	255 Miles	±4 hrs
PHILADELPHIA, PA	264 Miles	±4 hrs
PITTSBURGH, PA	465 Miles	±7 hrs

CONTACT



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CONVENIENT LOCATION

- Conveniently located directly off Exit 23 of I-88 and 18 miles to the NYS Thruway (I-90)
- Ideal location for servicing the Capital Region with convenient access to all major highways to reach all of Upstate, NY
- Growth area with incentive packages available
- Highly visible Route 7 location with signage opportunities



Pyramid Brokerage Company

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