



**126 West Av**  
**Saratoga Springs, NY**  
**12866**  
\$579,000  
Bedrooms:  
Bathrooms: Half 0  
Square Feet: 0

### Listing Agent

Gerard Wise  
gwise@roohanrealty.com  
O: (518) 587-4500 x147  
C: (518) 265-2420

Available now is a rare corner lot at a signalized intersection on West Ave (+/-15,000 AADT) in Saratoga Springs. Property currently is improved with a single family home, which could either be expanded upon and renovated, or simply demolished and replaced with a new building for a variety of potential uses due to the flexible Transect 4 zoning. Great opportunity for stand-alone retail, doctors office, financial institution, owner occupied office, flex or mixed use residential building.

### Features

**Year Built:** 1964

**Taxes:** \$8,367

**Sewer:** Public

**Water:** Public

**MLS#:** 202022666



**More photos & virtual tours at [www.roohanrealty.com](http://www.roohanrealty.com)**