

# 87 N. Main St, Mechanicville, NY



**Totally Rehabbed Commercial Building**  
**Turnkey Restaurant/Bar**  
**8 Apartments Recently Remodeled**  
**Positive Cash Flow**

- Operating Bar/Restaurant
- Central Air for Bar/Restaurant only
- On-Street Parking for Restaurant
- 8 Apartments
- Recently Remodeled
- Public Water/Sewer
- Gas Hot Water Heat
- Off-Street Parking behind building
- Lot size 61.18' x 149.7'
- New rubber roof



**Peter Buck - Buck Land & Cattle Co.**  
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## Reduced at \$475,000