

CASE STUDY

64 RAILROAD AVENUE, ALBANY, NY

Summary

Flex industrial building situated along the desirable Railroad Avenue industrial corridor. The property features a fenced in yard with loading at both ends of the building allowing flexibility with configuration. A portion of the space is currently built out with sales counter/showroom space and office space.

Deal Size: 14,400 SF Seller: VP Supply Corp. Purchaser: Pro Source of Albany

Situation

Sell a flex building along the highly sought after Railroad Avenue industrial corridor as part of VP Supply's real estate portfolio reconfiguration.

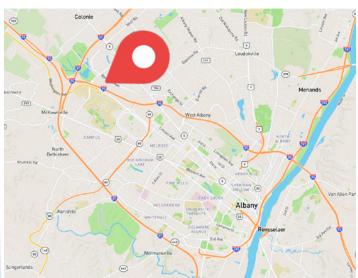
Strategy

Focus marketing to users along Railroad Avenue seeking additional space.

Result

After several dozens of showings, there were multiple competing offers for the property. Culberson successfully secured the purchaser, one of the neighboring companies that was in need of a larger footprint for their growing contractor supply business.









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