

# TITAN COMMERCIAL REALTY GROUP LLC

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PROUDLY PRESENTS:  
**PETER HARRIS PLAZA**  
**952 TROY-SCHENECTADY ROAD**  
**LATHAM, NEW YORK 12110**  
**ALBANY COUNTY**

LOCATED ON HEAVILY TRAVELED TROY SCHENECTADY ROAD (ROUTE 7),  
ONE MILE FROM EXIT 6 OF I-87,

**QUICK FACTS**

- AVAILABLE SPACE: 5,000 SF
- TRAFFIC COUNT: 30,719 AADT
- PARKING: 500+ SPACES
- CO-TENANTS: PETER HARRIS CLOTHES, PETER HARRIS PLUS, TUXEGO, PLAY IT AGAIN SPORTS, EL CHARRO MEXICAN RESTAURANT, AND MANY MORE.
- ASKING: \$25.00 PSF NNN
- NNN'S: APPROXIMATELY \$3.75 PSF

**DEMOGRAPHICS**

	<b>1 MILE</b>	<b>3 MILE</b>	<b>5 MILE</b>	<b>10 MILE</b>
<b>POPULATION</b>	2,537	29,806	111,475	525,741
<b>AVERAGE HH INCOME</b>	\$141,018	\$104,955	\$94,183	\$81,145
<b>MEDIAN AGE</b>	44.5	42.2	41.5	37.9
<b>TOTAL BUSINESSES</b>	219	2,604	5,994	25,341
<b>TOTAL EMPLOYEES</b>	4,182	40,621	96,941	399,669



## VIDEO TOUR



**Peter Harris Plaza, 952 Troy Schenectady Road, Latham, NY**

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24 AVIATION RD, ALBANY, NY, 12205

518 400 0668

[WWW.TITANCOMMERCIALREALTYGROUP.COM](http://WWW.TITANCOMMERCIALREALTYGROUP.COM)

[https://www.dos.ny.gov/licensing/docs/FairHousingNotice\\_new.pdf](https://www.dos.ny.gov/licensing/docs/FairHousingNotice_new.pdf)

**HELPING BUILD EMPIRES  
ONE DEAL AT A TIME**

[TDROWLETTE@TITANCOMMERCIALREALTYGROUP.COM](mailto:TDROWLETTE@TITANCOMMERCIALREALTYGROUP.COM)

**TODD J DROWLETTE**

NYS LICENSED REAL ESTATE BROKER

MANAGING DIRECTOR

518 400 0668 EXT 702







# LATHAM, NEW YORK

Riverhill Center



Sunmark  
Credit Union  
Headquarters

British American  
Office Park

Peter Harris  
Plaza

Troy Schenectady Road

Latham Medical  
Arts Complex



Distribution Center



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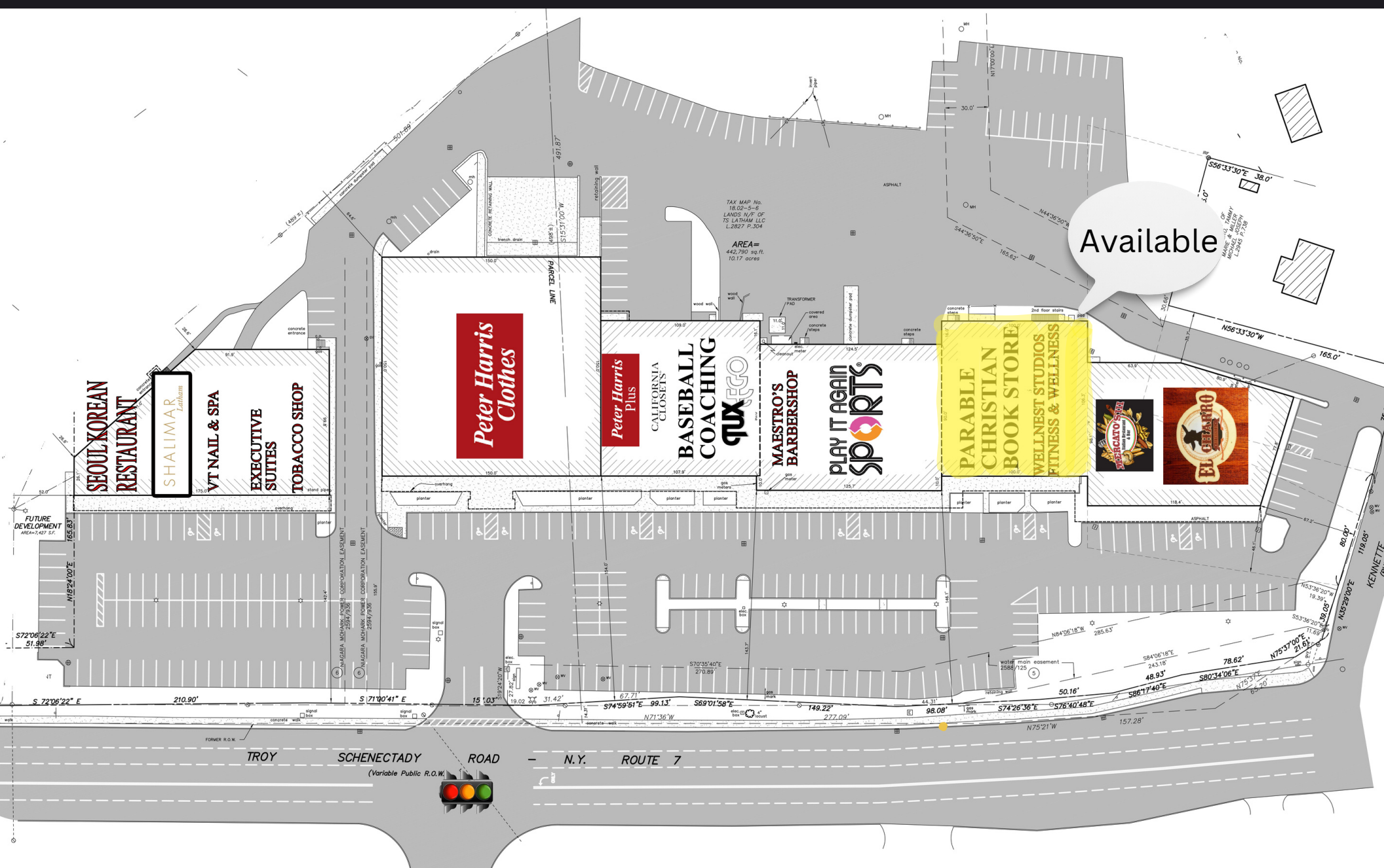
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