

Medical Oriented Development Site

CORTLANDT MEDICAL PARK

CORTLANDT MANOR, NEW YORK



BUILDING FEATURES

Section / Block / Lot	Section 33.12 / Block 1 / Lot(s) 1, 2 & 3 Section 33.11 / Block 3 / Lot(s) 5, 6, 7, 8 & 36
Proposed Development	83,500 SF Medical Office 1,500 SF Café 160 Rental Apartments
Zoning	Medical Oriented District (Pending Town Adoption On Town's Own Motion)
Parking	650 Parking Spaces 347 Surface and 303 Structured
Sale Price	Ownership Requesting Proposal

PROPERTY FEATURES

Location	1985 & 1989 Crompond Road, Cortlandt Manor, NY (Opposite NY Presbyterian Hudson Valley Hospital)
Acreage	13.79 Acres
Zoning	Medical Oriented District (Pending Town Adoption on Town's Own Motion)
Existing Conditions	Existing 2-Story Class B Medical Building and 3 Residential Single-Family Homes
Proposed Plan	83,500 SF Medical Office, 1,500 SF Cafe, 160 Rental Apartments
Proposed Parking	650 Spaces - 347 Surface and 303 Structured
TRAIN to NYC	Minutes from Peekskill train to NY – approx 1 hour to NY
Municipal Entitlements	Site Plan Submitted to Town of Cortlandt
Sanitary System	To be Connected to Existing Municipal Sewer System



For more information, please contact:

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PROPERTY PHOTOS

