


| Address  | Type of Space  | Picture   | For Sale or Lease | Contact Information   |
|--|--|---|-------------------|---|
| <p><b>2 New Scotland Avenue</b><br/>Between Madison &amp; Holland Avenues<br/><a href="http://www.mapquest.com/maps?city=Albany&amp;state=NY&amp;address=2+New+Scotland+Ave">http://www.mapquest.com/maps?city=Albany&amp;state=NY&amp;address=2+New+Scotland+Ave</a></p>  | <p>Small first floor commercial space located on a block of New Scotland Avenue near Albany Medical Center and in the Park South Redevelopment</p> |   | <p>Lease</p>      | <p>Contact building owner for specifications<br/><br/>City of Albany Dept. of Development &amp; Planning at (518) 434-2532 or<br/><br/>the building owner, Edith Washburn, 4 New Scotland Avenue, Albany, NY 12208 for more information</p>   |
| <p><b>23 New Scotland Avenue</b><br/>Between Ontario &amp; Quail Streets<br/><a href="http://www.mapquest.com/maps?city=Albany&amp;state=NY&amp;address=23+New+Scotland+Ave">http://www.mapquest.com/maps?city=Albany&amp;state=NY&amp;address=23+New+Scotland+Ave</a></p> | <p>Small first floor commercial space located on a block of New Scotland Avenue near Albany Medical Center and in the Park South Redevelopment</p> |  | <p>Lease</p>      | <p>Contact building owner for specifications<br/><br/>City of Albany Dept. of Development &amp; Planning at (518) 434-2532 or<br/><br/>the building owner, Absar Bhatti, at (518) 432-0301 or <a href="mailto:absarbhatti@hotmail.com">absarbhatti@hotmail.com</a> for more information</p> |

| Address   | Type of Space   | Picture  | For Sale or Lease | Contact Information   |
|---|---|--|-------------------|---|
| <p><b>558 Madison Avenue</b><br/>Between Ontario &amp; Quail Streets</p> <p><a href="http://www.mapquest.com/maps?city=Albany&amp;state=NY&amp;address=558+Madison+Ave">http://www.mapquest.com/maps?city=Albany&amp;state=NY&amp;address=558+Madison+Ave</a></p> | <p>Small first floor commercial space located on the corner of Madison &amp; New Scotland Avenue, and across Washington Park near Albany Medical Center and in the Park South Redevelopment</p> |  | <p>Lease</p>      | <p>Contact building owner for specifications</p> <p>City of Albany Dept. of Development &amp; Planning at (518) 434-2532 or</p> <p>the building owner, Maurice Beno, at (518) 438-8069 for more information</p> |

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**BUSINESS ASSISTANCE:**

**Business incentives for these properties may include:**  
 Business plan assistance  
 Business loan programs  
 City of Albany Empire Zone Program  
 Local economic development programs which may include:  
 NYSERDA & National Grid incentives, business savings match programs, Albany IDA

**For more information on these properties or the business resources listed above please contact:**  
 The City of Albany Department of Development & Planning  
 21 Lodge Street  
 Albany, NY 12207  
 (518) 434-2532

**CITY OF ALBANY ZONING:**

These properties are in the C-1 district, Neighborhood Commercial Area. Permitted uses include:  
 Bakeries, banks, charitable or religious institutions, drugstores, fraternal organizations, house of worship, ice cream shop, personal service outlets, restaurants without alcoholic beverages, retail outlets, art galleries, business services  
 All other uses will require a special use permit.  
 Please contact City of Albany Department of Planning, at (518) 434-2532 for more information.

\*These properties are not for sale or owned by the City of Albany. The purpose of these listings is to provide potential business owners with information on available locations/vacant spaces throughout the City of Albany. For more complete information contact the property owner.