



tlmetzger.com

# 718 Third Street

ALBANY, NEW YORK | EVERETT ROAD EXIT

**PRICE REDUCTION | FOR SALE – \$325,000**  
**FLEX BUILDING**



**TRACY METZGER**  
President

Please call or email me to set up a viewing or to learn more about this listing.

TL Metzger and Associates, LLC  
418 Broadway  
Albany, New York 12207

518-426-5211 x 103  
Tracy@TLMetzger.com

8,474 SF  
3,467 Office / 5,007 Warehouse  
14' Ceiling in Warehouse  
One Overhead Door

#### HIGHLIGHTS...

- .36 acres
- 25 parking spaces

Tax ID 65.21-2-37

Former Sheetmetal Training Center



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