

Warehouse Building | For Lease

4 McCrea Hill Road, Ballston NY 12020

CBRE Upstate NY
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Industrial Building for Lease

Property Overview

Offered for lease is a ±21,000 sf industrial building within Corporate Technology Park in Ballston, NY.

Tax ID	228.-3-60
2025 Assessment	\$958,500
Equalization Rate	63.49%
2025 General Tax	\$6,585.23
2025/2026 School Tax	\$22,769.26
Combined Tax	\$29,354.49
Zoning	PUDD
Utilities	Municipal water and sewer

For Lease at: \$10.50/SF NNN

Contact Us

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[Click HERE to View Property](#)



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4 McCrea Hill Road
Ballston | New York 12020

For Lease

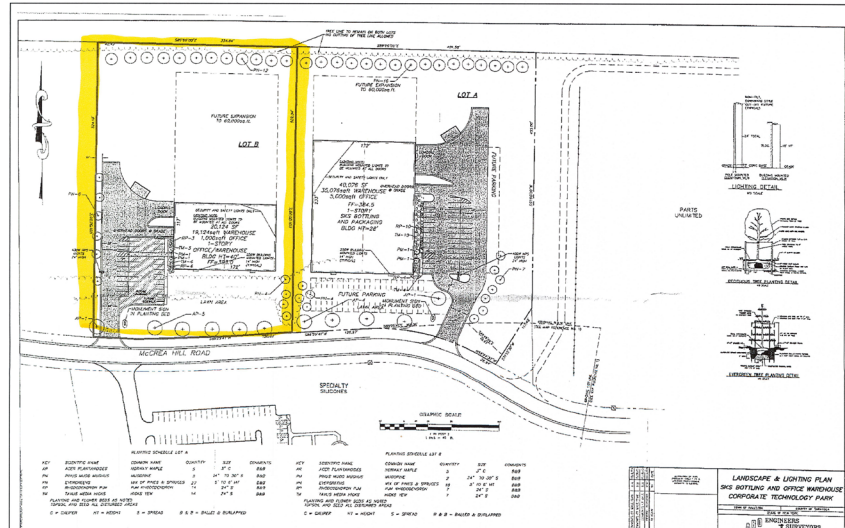
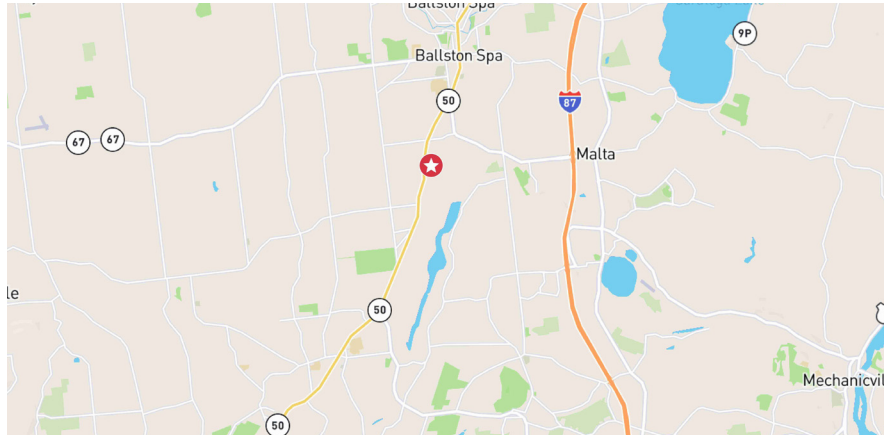
High Bay Industrial

Property Details

- + ±21,000 sf building comprised of ±19,500 sf of warehouse space and ±1,500 SF office buildout
- + ±35' clear height
- + ±20' parking spaces
- + One (1) loading dock and one (1) grade level door
- + Wet sprinkler system
- + Built in 2004
- + 400+ amp power
- + HVAC in the office, heat in the warehouse

Directions

- + Located: [I-87 \(Adirondack Northway\) Exit 12, to Route 67 to Brookline Road to Route 50 \(Saratoga Road\). Turn onto McCrea Hill Road, property is on the left](#)



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