



Address	Type of Space	Picture	For Sale or Lease	Contact Information
<p>115 South Pearl Street Between Madison and 2nd Avenues http://www.mapquest.com/maps?city=Albany&state=NY&address=115+South+Pearl+Street</p>	<p>Medium size first floor commercial space located on the corner of South Pearl & Madison Avenue with other surrounding storefronts, businesses, and offices, and neighborhoods</p>		<p>Lease</p>	<p>Contact building owner for specifications</p> <p>City of Albany Dept. of Development & Planning at (518) 434-2532 or the building owner, Paul & Rosemary Mancino, 121 Madison Avenue, Albany, NY, 12202 for more information</p>
<p>149 South Pearl Street Between Madison and 2nd Avenues http://www.mapquest.com/maps?city=Albany&state=NY&address=149+South+Pearl+Street</p>	<p>Small first floor commercial space located on a block of South Pearl Street near Madison Avenue, with other surrounding storefronts, businesses, offices, and residential neighborhoods that provides a lot of foot traffic and customers</p>		<p>Lease</p>	<p>Contact building owner for specifications</p> <p>City of Albany Dept. of Development & Planning at (518) 434-2532 or the building owner, Alaaeldin Osman, 149 S Pearl Street, Albany, NY 12202, for more information</p>

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215 South Pearl Street
 Between Madison and 2nd Avenues
<http://www.mapquest.com/maps?city=Albany&state=NY&address=215+South+Pearl+Street>



Contact building owner for specifications

City of Albany Dept. of Development & Planning at (518) 434-2532 or the building owner, Jerome Jenkins, Clifton Park, NY 12065 for more information

Lease

263 South Pearl Street
 Between Madison and 2nd Avenues
<http://www.mapquest.com/maps?city=Albany&state=NY&address=263+South+Pearl+Street>



Contact building owner for specifications

City of Albany Dept. of Development & Planning at (518) 434-2532 or the building owner, Germaine Tchikouzi, at 143-05 116th Street, South Ozone Park, NY 11436 for more information

Lease

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329 South Pearl Street
 Between Madison and 2nd Avenues
<http://www.mapquest.com/maps?city=Albany&state=NY&address=329+South+Pearl+Street>



Contact building owner for specifications

City of Albany Dept. of Development & Planning at (518) 434-2532 or

the building owner, Winston Dublin, at 1853 Brooklyn Avenue, Brooklyn, NY 11210 for more information

Lease

393 South Pearl Street
 Between Madison and 2nd Avenues
<http://www.mapquest.com/maps?city=Albany&state=NY&address=393+South+Pearl+Street>




Contact building owner for specifications


City of Albany Dept. of Development & Planning at (518) 434-2532 or

the building owner, Sylvestre Alcantara, at 385 S Pearl Street, Apt. # 8, Albany, NY 12202 for more information

Lease

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<p>399 South Pearl Street Between Madison and 2nd Avenues http://www.mapquest.com/maps?city=Albany&state=NY&address=399+South+Pearl+Street</p>	<p>Small first floor commercial space located on a block of South Pearl Street between Renselaer & Franklin Streets, surrounded by residential neighborhoods that could provide a lot of foot traffic and customers</p>		<p>Lease</p>	<p>Contact building owner for specifications</p> <p>City of Albany Dept. of Development & Planning at (518) 434-2532 or the building owner, John Delfavero, at 69 Trinity Place, Albany, NY 12202 for more information</p>
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<p>419 South Pearl Street Between Madison and 2nd Avenues http://www.mapquest.com/maps?city=Albany&state=NY&address=419+South+Pearl+Street</p>	<p>Small first floor commercial space located on a block of South Pearl Street between Franklin and 1st Avenue, surrounded by residential neighborhoods that could provide a lot of foot traffic and customers</p>		<p>Lease</p>	<p>Contact building owner for specifications</p> <p>City of Albany Dept. of Development & Planning at (518) 434-2532 or the building owner, George Walton, 419 S Pearl Street, Albany, NY 12202 for more information</p>
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Address	Type of Space	Picture	For Sale or Lease	Contact Information
<p>445 South Pearl Street Between Madison and 2nd Avenues http://www.mapquest.com/maps?city=Albany&state=NY&address=445+South+Pearl+Street</p>	<p>Small first floor commercial space located on a block of South Pearl Street between Franklin and 1st Avenue, surrounded by residential neighborhoods that could provide a lot of foot traffic and customers</p>		<p>Lease</p>	<p>Contact building owner for specifications</p> <p>City of Albany Dept. of Development & Planning at (518) 434-2532 or</p> <p>the building owner, Michael Romano at 445 S Pearl Street, Albany, NY 12202 for more information</p>
<p>447 South Pearl Street Between Madison and 2nd Avenues http://www.mapquest.com/maps?city=Albany&state=NY&address=447+South+Pearl+Street</p>	<p>Small first floor commercial space located on a block of South Pearl Street between Franklin and 1st Avenue, surrounded by residential neighborhoods that could provide a lot of foot traffic and customers</p>		<p>Lease</p>	<p>Contact building owner for specifications</p> <p>City of Albany Dept. of Development & Planning at (518) 434-2532 or</p> <p>the building owner, Michael Romano at 445 S Pearl Street, Albany, NY 12202 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.