

For Sale

Fern Manor

**Brown
Harris
Stevens** **Bold
Honest
Smart**

5674 State Route 52, Kenoza Lake, New York 12750



For Further Information and Inspection:

DAVID SARGOY

Director RE Comm'l Division

516.203.8134

dsargoy@bhsusa.com

ANIL ERGEZER

Lic. RE Salesperson

516.203.8111

aergezer@bhsusa.com

Brown Harris Stevens Commercial Real Estate, LLC

585 Stewart Avenue, Suite 790, Garden City, New York 11530

Tel 516.203.8100 Fax 516.203.8199 Website www.BHScommercial.com

The foregoing is based on information obtained by BHS and believed to be reliable but no guarantee is made to its accuracy. No guarantee whatsoever is made as to the timing, amount or certainty of any sales projections or investor returns, which will depend on market conditions, project expenses, sales prices and other variables not presently ascertainable.

Property Highlights

5674 State Route 52, Kenoza Lake, New York 12750

PLOT SIZE:

13 Acres

ZONING:

Permitted Uses:

- Inn
- Lodge
- Boarding Home
- Tourist Home
- Fraternity & Sorority Homes

DESCRIPTION:

REAL ESTATE TAXES:

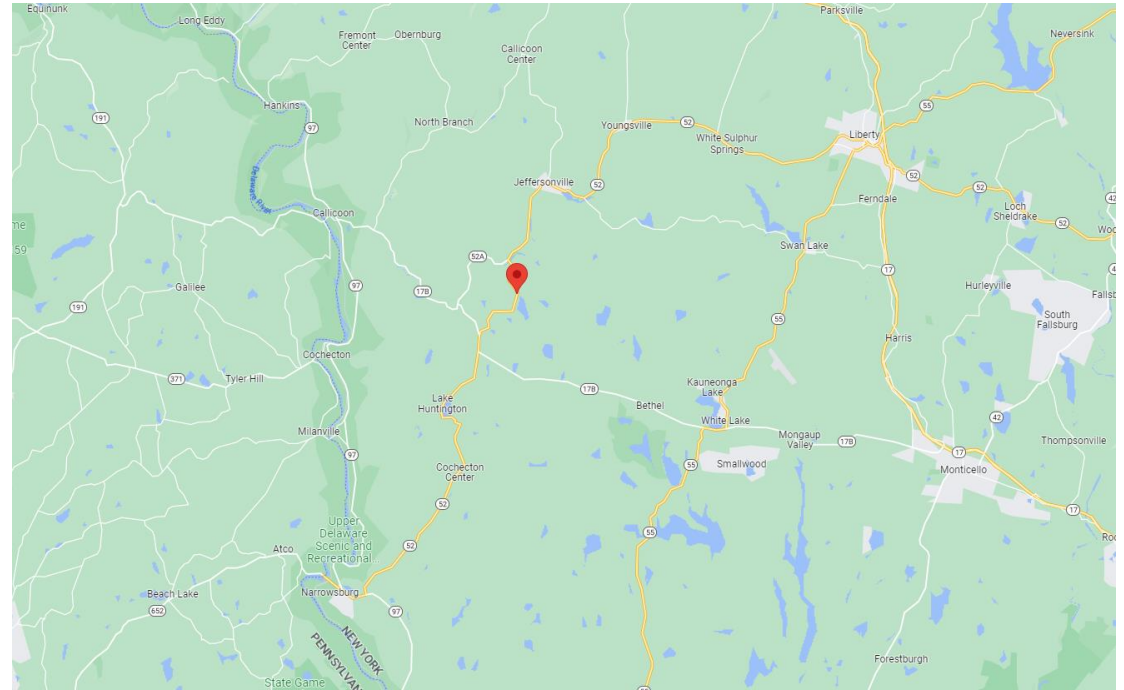
School: \$2,438.42
Town: \$2,869.72
Total: \$5,308.14

PURCHASE PRICE:

Upon Request

COMMENTS:

Formerly used for senior citizens



DAVID SARGOY | 516.203.8134 | dsargoy@bhsusa.com | ANIL ERGEZER | 516.203.8111 | aergezer@bhsusa.com

Brown Harris Stevens Commercial Real Estate, LLC
585 Stewart Avenue, Suite 790, Garden City, New York 11530
Tel 516.203.8100 Fax 516.203.8199 Website www.BHScommercial.com

The foregoing is based on information obtained by BHS and believed to be reliable but no guarantee is made to its accuracy. No guarantee whatsoever is made as to the timing, amount or certainty of any sales projections or investor returns, which will depend on market conditions, project expenses, sales prices and other variables not presently ascertainable.