

# \$4,200 - 9 Hanna Lane # 3, Beacon

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MLS® #812572

**\$4,200**

0 Bedroom, 0.00 Bathroom, 1,951 sqft

Commercial Lease on 0.10 Acres

N/A, Beacon, NY

A great studio for artists and craftspeople, this versatile ground floor light industrial space in an owner-occupied 3-unit building at the center of a well-managed HOA in the heart of Beacon is just a stone's throw from the top of Main Street. Wide open space with 14' ceilings (12' to bottom of cross beams, 16' to roof peak), steel cross beams and concrete floor for securing heavy machinery or other large-scale uses. Three compressed air drops (tank not included), 220V and 3-phase electric for power-thirsty machinery, overhead 12' x 12' garage door, small loft office and a 15' x 15' built-in storage/clean room (was originally used for finishing paint work) easily converted to multiple uses. Fresh paint, new LED light fixtures, extra 250 sq. ft. of storage, plenty of parking and convenient location in a talent-filled, walkable small city with quick access to highways, metro-north and all that the central Hudson Valley has to offer. Floor plan in PDF format in documents.



Built in 1990

## Essential Information

|                |                  |
|----------------|------------------|
| MLS® #         | 812572           |
| Price          | \$4,200          |
| Sold Price     | \$4,200          |
| Date Sold      | April 18th, 2025 |
| Bathrooms      | 0.00             |
| Square Footage | 1,951            |

|            |                  |
|------------|------------------|
| Acres      | 0.10             |
| Taxes      | \$7,172          |
| Year Built | 1990             |
| Type       | Commercial Lease |
| Sub-Type   | Industrial       |
| Status     | Closed           |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 9 Hanna Lane # 3 |
| Subdivision | N/A              |
| City        | Beacon           |
| County      | Dutchess County  |
| State       | NY               |
| Zip Code    | 12508            |

### Amenities

|           |                                                                                   |
|-----------|-----------------------------------------------------------------------------------|
| Utilities | Electricity Connected, Sewer Connected, Trash Collection Private, Water Connected |
| Parking   | Driveway, Off Street, Parking Lot, Private, Shared Driveway, Unassigned           |

### Interior

|              |                     |
|--------------|---------------------|
| Interior     | Concrete            |
| Heating      | Forced Air, Oil     |
| Cooling      | Wall/Window Unit(s) |
| # of Stories | 1                   |

### Exterior

|                 |                        |
|-----------------|------------------------|
| Lot Description | Paved, Private         |
| Exterior        | Aluminum Siding, Frame |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 11th, 2025 |
| Days on Market | 93                 |
| Zoning         | Light Industrial   |

### Listing Details

|                     |                               |
|---------------------|-------------------------------|
| Listing Courtesy of | BHHS Hudson Valley Properties |
|---------------------|-------------------------------|

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