



# COMMERCIAL BUILDING FOR SALE

17 MILTON AVENUE, HIGHLAND, NY 12528



## FREE STANDING WITH LOADING DOCK AND STORAGE

**ADDRESS:** 17 Milton Avenue  
Highland, NY 12528

**LOCATION:** **U.S. Route 9W**  
(1 Minutes / 0.1 Miles)  
**Mid-Hudson Bridge**  
(3 Minutes / 1.8 Miles)  
**Interstate 87, Exit 18**  
(11 Minutes / 7.3 Miles)

**BUILDING SIZE:** 7,362 SF

**LOT SIZE:** 0.30 Ac

**ASKING PRICE:** **New Asking Price: \$895,000**  
~~Previously Asking: \$975,000~~



### PROPERTY OVERVIEW

CR Properties Group, LLC is pleased to offer a Commercial Building For Sale on 17 Milton Avenue, Highland, NY 12528. This building is currently set up for a brewery with loading dock and storage. Highland, NY, is a hamlet in Ulster County, offering scenic views of the Hudson River and outdoor activities like the Walkway Over the Hudson and the Rail Trail. It has a small-town vibe, local shops, and easy access to nearby towns like Poughkeepsie and New Paltz. Known for its history and natural beauty, Highland blends rural charm with convenience.



CR Properties Group, LLC  
295 Main Street  
Poughkeepsie, NY 12601  
[www.crproperties.com](http://www.crproperties.com)



ALL DATA BELIEVED TO BE ACCURATE BUT NOT WARRANTED

*For more information:*

**Thomas M. Cervone**  
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# CURRENT OPERATIONS - BREWERY

17 MILTON AVENUE, HIGHLAND, NY 12528

FULL KITCHEN WITH HOOD, GRILL, FRYER, STOVE



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# BAR & SEATING AREA

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7,362 SF | LOADING DOCK | STORAGE



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# AREA RETAILERS & DEMAND GENERATORS HUDSON VALLEY RAIL TRAIL, POMO DORO'S PIZZA

## WALKWAY OVER THE HUDSON, MARIST UNIVERSITY



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