



## MENANDS

The Menands Empire Zone is located on New York Route 32, just minutes away from Downtown Albany. The zone, consisting of a mix of retail, manufacturing, distribution, and commercial office space is at the center of the Village's redevelopment plan. The Village of Menands has been taking steps to improve the reputation and appearance of the Rte. 32 corridor. Plans and studies are underway to attract both businesses and workforce to the growing village the plans when complete will make the Rte. 32 corridor pedestrian and business friendly. Located adjacent to the Hudson River and just off of highway 787 the Menands Empire Zone grants easy access to shipping by rail, water, land, and air.

Location	Route 32 Village of Menands, New York
Acres in EZ	67.79
Existing Businesses	Retail Shops, Manufacturing, Distribution, Video Game Development
Topography	Level, moderately sloping
Electric	Niagara Mohawk Power Corporation
Natural Gas	Niagara Mohawk Power Corporation
Rail	Conrail
Water/Sewer	Municipal water and sewer
Zoning	Industrial
Distance to highway	Adjacent to NYS Interstate 787
Distance to airport	Approximately 12 miles
Distance to Universities	Within 15 minutes of University of Albany, Siena, RPI, Hudson Valley Community College
Incentives	Empire Zone