



NNN Pro Group brokers \$1.66 million sale of 9,488 s/f net-leased property

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7 Care Lane - Saratoga Springs, NY

Saratoga Springs, NY NNN Pro Group negotiated the sale of 7 Care Ln., a 9,488 s/f triple-net-leased property for \$1,661,669.

Glen Kunofsky, Alexander Doolin and Richard Nardi of NNN Pro Group represented the buyer, Vartan Jerian Jr., in the all-cash 1031 Exchange transaction.

“Saratoga Springs remains a vibrant yet competitive market in upstate New York, making it an attractive asset for a long-term investor,” said Kunofsky, managing director of NNN Pro Group.

7 Care Ln. is a one-story, office property, built in 1998 and renovated in 2020, the property is on 1.82 acres and has 56 parking spaces. The tenant is Childtime Learning Centers, one of the largest

daycare providers in the country with more than 200 locations across the U.S.

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