

70 CHARLES

Multi-Family Townhouse · Block & Lot 620-62 · West Village

\$5,495,000

\$18,153 Annual RE Taxes

- 2 Units
- 4 Floors
- 9 Rooms
- 3 Baths

Lot Dimensions: 19X50
Building Dimensions: 19X40



Bring your architect for a great opportunity! Built in 1861 by Albro Howell, 70 Charles Street is one of four in a delightful row of Italianate style residences located on this picturesque, prime West Village block of townhouses. This four-story brick house is currently configured as a two family home; there is a lower level duplex with 2 bedrooms, 2 full baths and a private outdoor patio and an upper level duplex with 2 bedrooms and 1.5 baths. Several of the home's original details remain intact such as the exterior's period roof cornice and arched window pediments and the interior's exposed brick walls, full height windows and wide plank hardwood floors. The units can be combined and renovated to create a single family home or remain as is for an investment property. The house will be delivered vacant.

Garden Level: Enter under the stoop and on the right is the windowed kitchen with exposed brick, wide plank hardwood floors, original wood cabinets and updated appliances including dual ovens, gas cook top and Bosh dishwasher. Just past a hall closet is the large living/dining room with a wood burning fireplace, recessed lighting, a wall of exposed brick and access to private outdoor patio.

Parlor Floor: Large entry foyer with doors leading to each unit. The top floor of the garden triplex with 10' ceilings, two large bedrooms (front and back) each with 3 big closets, and a full bath with original tile and pedestal sink.

Third Floor: 9' ceilings with recessed lighting throughout, extra large living room with wood burning fireplace with marble mantle, U-shaped enclosed kitchen with dishwasher, separate dining area at the back, a half bath and washer/dryer closet.

Fourth Floor: Two bedrooms (front and back), huge walk-in closet in the front bedroom, recessed lighting and exposed brick, large bathroom with bidet, double sink vanity and additional storage cabinet.

FEATURES

- Wood-burning fireplace

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