

7 E 19th St

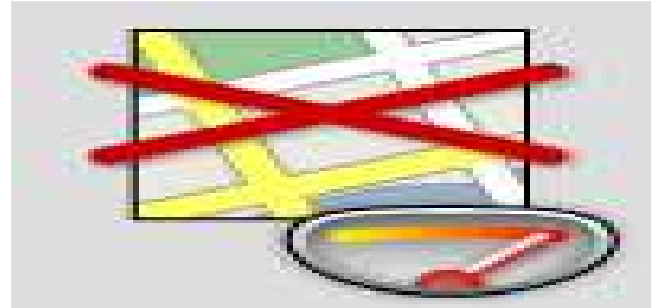
Multi-Family Townhouse : Flatiron District

The property has a total approximate gross square footage of 10,144 and is located at 7 East 19th Street between Broadway and 5th Avenue. The building is built approximately 25 feet by 92 feet deep and is situated on a 25 foot by 92 foot lot (Block: 00848 Lot: 0007). The property is zoned M1-5M. The subject property is a five-story, elevator loft building located in the booming Flatiron District of Manhattan. Comprised of five floor-through units, this cast-iron building provides an excellent opportunity for a user to occupy a portion of the real estate and lease the remaining space out in a live plus income scenario. Or, with asking rents in the surrounding area ranging from \$70-\$85 per square foot an investor could hold the asset, renovate floors two through five and convert the units into luxury rentals. With comparable condo sales anywhere from \$1,500-\$2,000 per square foot, a third option could be to exit the asset by way of a condo sell-out.

\$9,750,000 (Approx. \$961 /Sq.Ft.)

- 5 Floors
- 99 Rooms
- 99 Baths

Lot Dimensions: 25X92
Building Dimensions: 25X92
Bldg Sq. Footage: 10,144



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