

126 Nassau Avenue

Multi-Family Townhouse : Greenpoint

PRIME LOCATION - MIXED USE BLDG for SALE - INVESTMENT OPPORTUNITY - Greenpoint PRIME LOCATION MIXED USE BUILDING INVESTMENT OPPORTUNITY NASSAU AVENUE - GREENPOINT (+ DEVELOPMENT OPPORTUNITY) FAR As Built: 2.02 Allowed FAR 3.45 Possible 2385 SF Additional Space May Be Built Current Annual Income = \$114,000 Current Annual Expenses = \$13,662 (CURRENT NET INCOME = \$100,338)

\$1,799,000 (Approx. \$600 /Sq.Ft.)

• 2 Baths

Bldg Sq. Footage:

3,000

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