

1662 PARK

Mixed Use Townhouse · Block & Lot 1623-1623 · East Harlem

Corner building/Mixed Use Here is a great opportunity to own a corner building with income. Located on corner of 117th Street and Park Avenue this 6200 square foot building has six apartments (all rail-road type with Eastern and Western exposure) and two retail stores on street level plus a large cellar. The entire building has been partially renovated. Three units are rent stabilized and the other three are market value. Cap rate of 6% The building has a new boiler, new roof, new electrical.

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\$2,400,000 (Approx. \$387 /Sq.Ft.)

- 6 Units
- 4 Floors
- 20 Rooms
- 6 Baths

Bldg Sq. Footage: 6,200

