

645 Baltic Street

Multi-Family Townhouse · Block & Lot 937-0058 · Park Slope

\$2,495,000 (Approx. \$832 /Sq.Ft.)

\$7,000 Annual RE Taxes

- 3 Units
- 4 Floors
- 12 Rooms
- 4 Baths

Lot Dimensions: 20 x 100
Building Dimensions: 20 x 30/45
Bldg Sq. Footage: 3,000
Zoning: R6



Located in the heart of the North Slope, this lovely four-story townhouse offers multiple possibilities. A legal four-family, the house is currently configured with three units—a lower duplex and two floor-through rental units on the top floors. The lower duplex, beautifully renovated, features a fantastic open kitchen with stainless steel appliances, marble countertops, and great storage space. In addition to the dining area and sitting room on the garden level, there is also a renovated full bath with a washer/dryer and an inviting family room just off the kitchen that opens onto the large garden. The parlor floor also offers flexibility of space with 2-3 bedrooms, a renovated full bath, and a deck off the master bedroom. The duplex has lovely dark-stained hardwood floors throughout, split system A/C units, and great closet space. The rental units each offer two bedrooms and have also been recently updated. There is a new gas boiler and the roof and mechanicals have been updated within the last few years. The house could easily be converted to a owner's triplex with one rental, a single-family home with additional room to build, or keep the current configuration “as is” with high income rentals. The sky is the limit! The house has fantastic curb appeal and the location can't be beat—close to the wonderful shops and eateries of 5th Avenue and minutes from the Atlantic Avenue-LIRR transportation hub, Barclays Center and BAM.

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