

## 239 Lexington Avenue

Multi-Family Townhouse :: Bedford - Stuyvesant

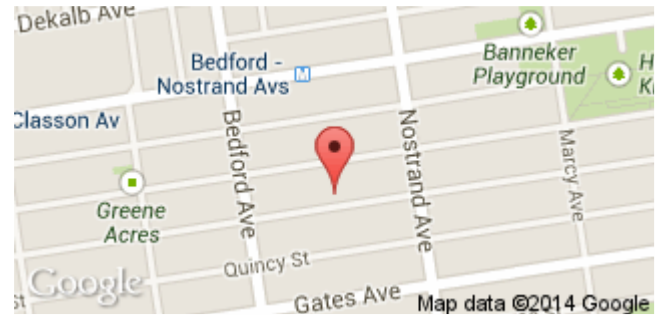


**\$999,995** (Approx. \$476 /Sq.Ft.)

\$470 Annual RE Taxes

- 2 Units
- 3 Floors
- 12 Rooms
- 3 Baths

Lot Dimensions: 16.67X100  
Bldg Sq. Footage: 2,100  
Zoning: R6



\*\*\*TOTAL GUT REHAB DOWN TO THE TINIEST SCREW\*\*\*ANNUAL REAL ESTATE TAXES ARE ONLY \$477\*\*\*You don't see multifamily homes like this on the market often.(SEE FLOOR PLAN) 239 Lexington is a three story, two family townhouse that has been totally renovated from all of the mechanicals in the basement straight up to the rubber membrane roof. Not to mention the new plumbing, gas lines, electrical etc. etc. 239 Lexington's first floor unit is a 3 bedroom 2 bathroom duplex with exclusive garden access. The top floor unit is a spacious 1 bed, 1 bathroom. Both units have beautiful Bamboo Flooring throughout. It is Conveniently located at the borderline of where Clinton Hill ends and Bedford Stuyvesant begins and is in close proximity to the Lafayette Ave stop on the G train and the Nostrand Avenue stop on the A & the C trains. The ultra low taxes make this property the deal of a lifetime. Run don't walk! This property will not last.

**Terrence Harding**

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