

## 2133 Royce Street

Townhouse · Other Brooklyn

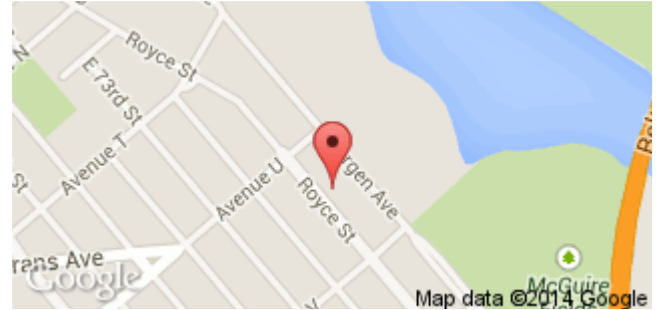
Wow, You can live on one of the nicest streets in Bergen Beach and collect big rents to help pay your mortgage. House was previously a legal 2 family and can be easily be converted back. Now used as a one family mother/daughter home. Family currently enjoys 6.5 Rooms plus playroom/office in loft, while mom has 2 bedrooms and 2 full baths also. Amazing entertainment basement with super convenient interior stairway access from both floors. Wonderful yard is entertainers dream with built-in saltwater pool. Talk about done right...this home has the best systems, featuring 3 separate central air units. This home is built on a high point of the block and did not suffer any damage whatsoever from Sandy! Feel confident in this wonderful opportunity and most special investment on prestigious Royce Street. Value Priced - for an extraordinary home.

**\$799,000** (Approx. \$333 /Sq.Ft.)

- 12 Rooms
- 2.5 Baths

Bldg Sq. Footage:

2,398



All material herein is intended for information purposes only and has been completed from sources deemed reliable. Though information is believed to be correct, we do not guarantee its accuracy. It is presented subject to errors, omissions, changes, or withdrawal without notice. All zoning, square footage and uses must be independently verified