

SALE

199-201 EAST POST ROAD

199-201 East Post Road White Plains, NY 10601



OFFERING SUMMARY

Sale Price:	\$10,500,000
Building Size:	33,740 SF
Available SF:	
Number of Units:	19
Price / SF:	\$311.20
Year Built:	2025

PROPERTY OVERVIEW

Introducing an exceptional investment opportunity in the heart of White Plains, NY. This impressive property boasts a newly constructed 33740 square foot mid-rise building with 18 modern and well-appointed units and one street level commercial space. The commercial ground floor space can be delivered vacant for owner user, this turnkey investment promises immediate returns. Building completed in 2025, the property offers state-of-the-art amenities, a prime location, making it an ideal choice for multifamily investors seeking a secure and lucrative addition to their portfolio. Take advantage of this rare chance to acquire a premier property in a thriving rental market. Schedule a viewing today and seize this outstanding investment opportunity. Waiting to receive the CO.

PROPERTY HIGHLIGHTS

- 33,740 SF building
- 19 units, 18 residential & 1 commercial
- Built in 2025
- Located in central business district of White Plains

OTHER RESOURCES

Barry Synnott
Real Estate Associate Broker
(914) 907-5487

Sally Possidente
Associate Real Estate Broker
(914) 420-4260



COLDWELL BANKER
COMMERCIAL
NRT

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PROPERTY DESCRIPTION

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LOCATION DESCRIPTION

Discover the vibrant community surrounding the property in White Plains, NY. This dynamic city offers an array of attractions, including the upscale shopping and dining at The Westchester mall, just a stone's throw away. Enjoy the picturesque green spaces at Tibbits Park or explore the arts and entertainment scene at the White Plains Performing Arts Center. With easy access to public transportation and major roadways, the area provides convenience for residents. Investors seeking a prime location for a multifamily/mid-rise property will appreciate the blend of urban amenities and suburban charm that White Plains has to offer.



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PROJECTED RENT ROLL

199-201 East Post Road

White Plains, NY

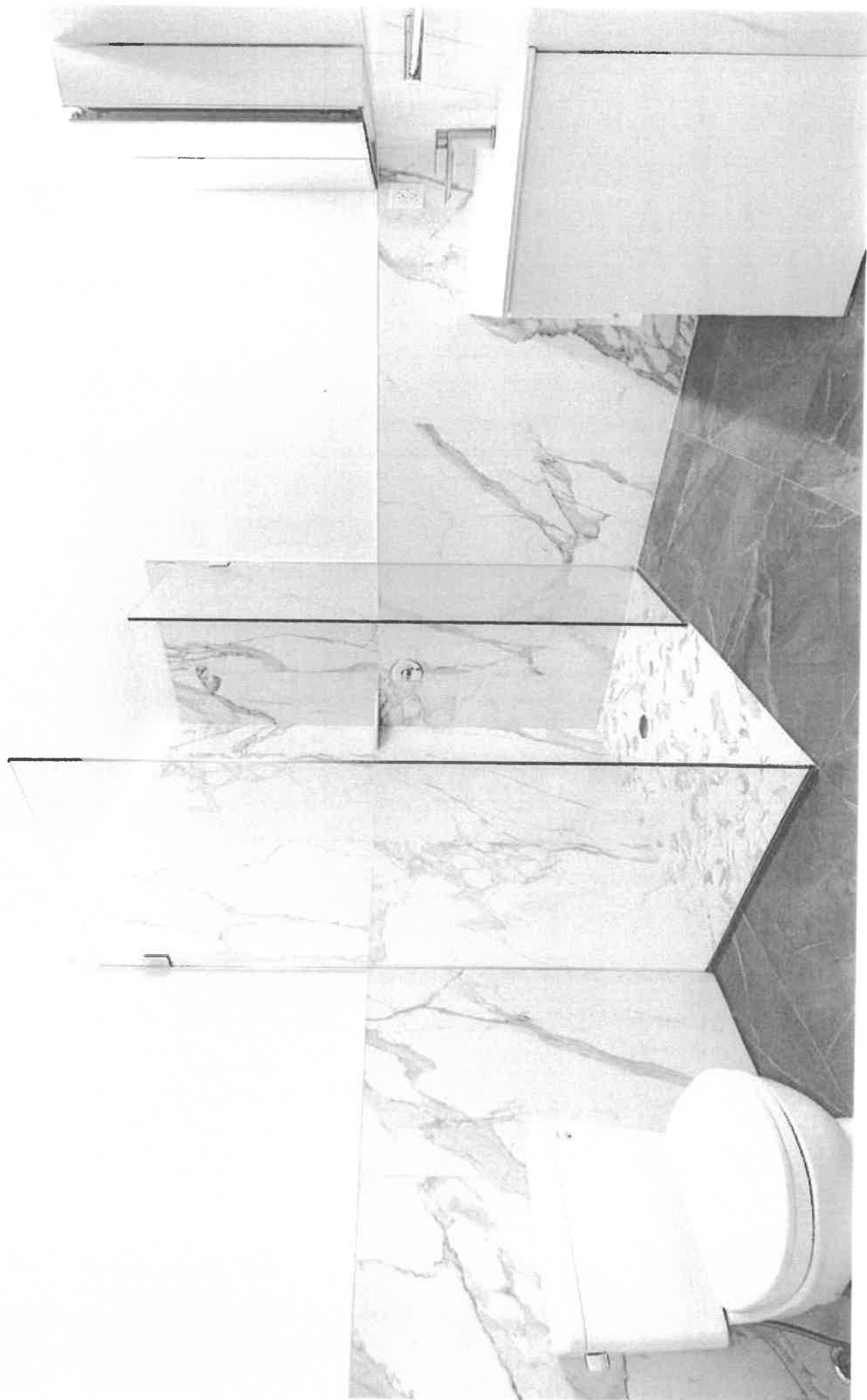
	Unit Description	Projected Rent			Projected Monthly Gross Rent			Projected Annual Gross Rent	
		Per Sq. Ft.	Sq. Ft.					Annual Gross Rent	
	Retail Space	9,740	\$	30.80	\$	25,000	\$	300,000	
	TOTAL MONTHLY COMMERCIAL INCOME				\$	25,000			
	TOTAL ANNUAL COMMERCIAL INCOME						\$	300,000	
201	One Bedroom/Study/One Bath/Juliette Balcony	817	\$	34.43	\$	2,344	\$	28,128	WPAH
202	Studio/Den/Office/One Bath	837	\$	45.00	\$	3,139	\$	37,665	
203	One Bedroom/Study/One Bath	918	\$	45.00	\$	3,443	\$	41,310	
204	One bedroom/Study/One Bath/Terrace	835	\$	45.00	\$	3,131	\$	37,575	
205	Studio/Den/Office/One Bath	817	\$	45.00	\$	3,064	\$	36,765	
206	One bedroom/Study/One Bath/Terrace	918	\$	45.00	\$	3,443	\$	41,310	
301	One Bedroom/Study/One Bath/Juliette Balcony	817	\$	34.43	\$	2,344	\$	28,128	WPAH
302	Studio/Den/Office/One Bath	837	\$	45.00	\$	3,139	\$	37,665	
303	One Bedroom/Study/One Bath	914	\$	45.00	\$	3,443	\$	41,310	
304	One bedroom/Study/One Bath/Terrace	835	\$	45.00	\$	3,131	\$	37,575	
305	Studio/Den/Office/One Bath	817	\$	45.00	\$	3,064	\$	36,765	
306	One bedroom/Study/One Bath/Terrace	918	\$	45.00	\$	3,443	\$	41,310	
401	One Bedroom/Study/One Bath/Juliette Balcony	817	\$	45.00	\$	3,064	\$	36,765	
402	Studio/Den/Office/One Bath	837	\$	45.00	\$	3,139	\$	37,665	
403	One Bedroom/Study/One Bath	918	\$	45.00	\$	3,443	\$	41,310	
404	One bedroom/Study/One Bath/Terrace	835	\$	45.00	\$	3,131	\$	37,575	
405	Studio/Den/Office/One Bath	817	\$	45.00	\$	3,064	\$	36,765	
406	One bedroom/Study/One Bath/Terrace	918	\$	45.00	\$	3,443	\$	41,310	
TOTAL MONTHLY RESIDENTIAL & COMMERCIAL INCOME					\$	81,412	\$	976,896	













201 EAST POST ROAD
WHITE PLAINS, NY

CRECC WIES &
GARDNER
ARCHITECTS, LLC

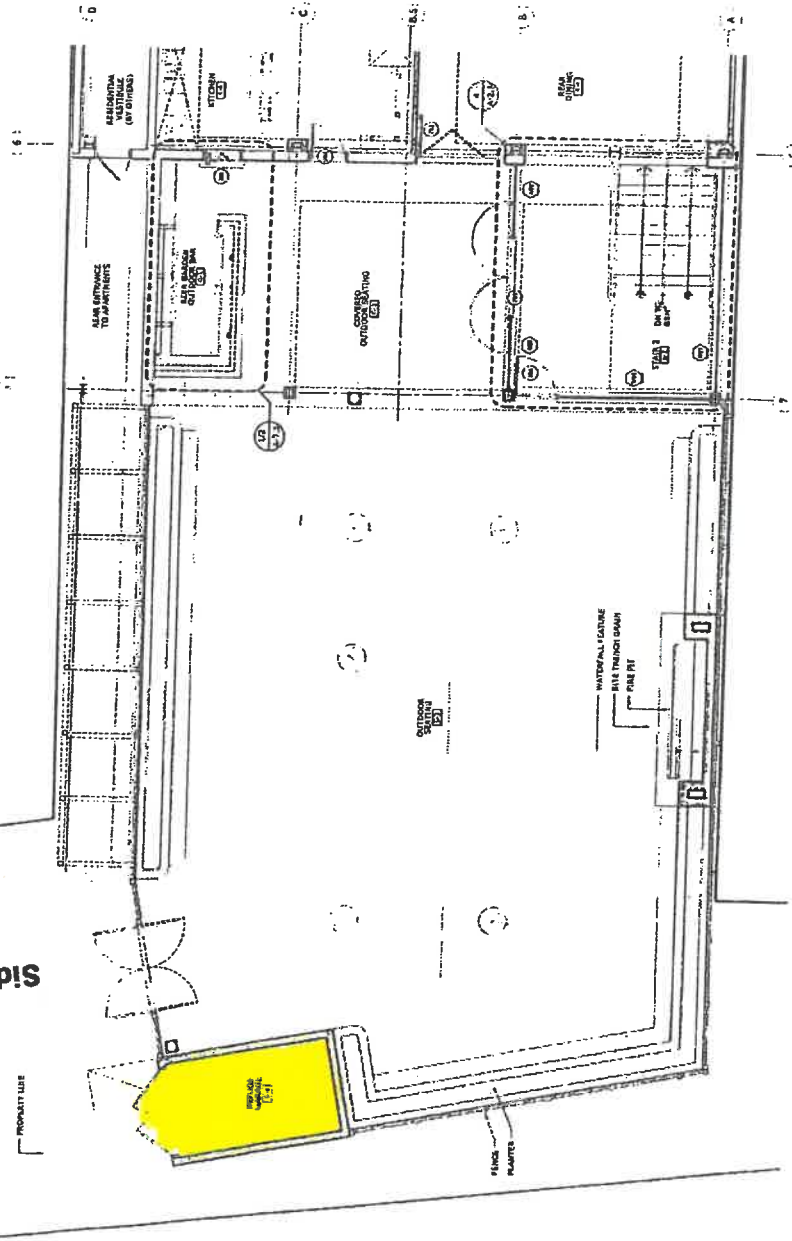
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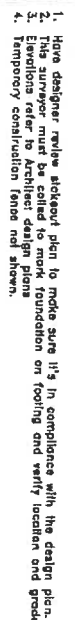
Side Entrance from Garage

Multi-Deck Garage



STREET CURB

EAST POST ROAD



PROPERTY SITUATED AT
199 EAST POST ROAD
WHITE PLAINS
COUNTY OF WESTCHESTER
STATE OF NEW YORK

Date of Survey: December 3, 2021

COLUMN LOCATION

NY Land Surveyor P.C.
Records of: **Earl R. Lovell - S.P. Belcher Inc.**

77-15 164 Street, Fresh Meadows, NY 11366
Tel: 718-554-6600 Tel 212-732-1575
nylandsurveyor@yahoo.com Fax: 631-430-3292

www.glyandsurveyor.com

Регистрант АИД Лицензия No. 050457

C2... COLUMN (10" x 10")
 TOP OF BASE PLATE
 TOP OF CURB
 PROPERTY LINE