

23-11 21st Ave

23-11 21st Ave, Astoria, NY 11105

Presented By:
Hudson Exclusive



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Property Details

Great Condition Day Care/Community Facility Condominium Available For Sale with Tax Abatement will 2035.

Approximately 1,700 ft² of including 2 storage units and 2 parking spaces.

Front Access leads to the space features one large open area, a kitchen, 2 full baths, and 2 small office/rooms.

Rear access leads to the 2 parking spots, while an interior stairway provides access to the 2 storage rooms.

Common charges are very low totaling to \$396.59 per month that consists of: \$184.23 per month for the facility, \$52.44 for the 2 storage spaces, and \$159.92 for both parking spaces.

Taxes are under \$4,000 per year, with a tax abatement in place for another 11 years or until 2035.

Private Entrance through the front and Private Exit through the rear and parking lot. Handicap accessible, security alarm in place, great condition.

Location:

Situated at the corner of 21 Avenue and 23 Street, Plaza 21 is a 3-story, 36-unit condominium built in 2008. Amenities include a virtual doorman, fitness center, private parking garage, Verizon Fios, and private storage units. Additionally, a 24-hour laundromat & dry cleaner are on the ground floor. The building is close to shopping, restaurants, cafes, and within walking distance of the 60-acre Astoria Park and subway, providing a short 15-minute ride to Manhattan.

Disclosure: The information provided in this listing has been supplied by the property owner or third parties and has not been verified by the listing broker. The listing broker assumes no responsibility for the accuracy or completeness of the information provided and shall not be held liable for any errors, inaccuracies, or misinformation. Prospective buyers are advised to independently verify all information contained herein.

Contact broker for more detailed information.

Price: \$795,000

- Tax Abatement till 2035, Great condition Day Care with 2 parking spaces & 2 Storage Units, 2 points of entrance (front and rear) & handicap accessible

View the full listing here: <https://www.loopnet.com/Listing/23-11-21st-Ave-Astoria-NY/31695418/>

Price:	\$795,000
Unit Size:	1,700 SF
No. Units:	1
Property Type:	Multifamily
Property Subtype:	Apartment
Sale Type:	Investment or Owner User
Building Class:	B
Floors:	4
Typical Floor Size:	425 SF
Year Built:	2008
Lot Size:	0.46 AC
Parking Ratio:	0/1,000 SF
Walk Score ®:	82 (Very Walkable)
Transit Score ®:	74 (Excellent Transit)

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Unit/Room Mix Information

Description	No. Units	Avg. Rent/Mo	Sq. Ft
1+1	36	Negotiable	N/A

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Property Photos



IMG_9588



Building Photo

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Property Photos



Primary Photo



IMG_9589

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Property Photos



IMG_9605



Building Photo

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Property Photos



Building Photo



Building Photo

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Property Photos



Building Photo



IMG_9587

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Property Photos



Building Photo



Building Photo

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Property Photos



Building Photo



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Building Photo



Building Photo

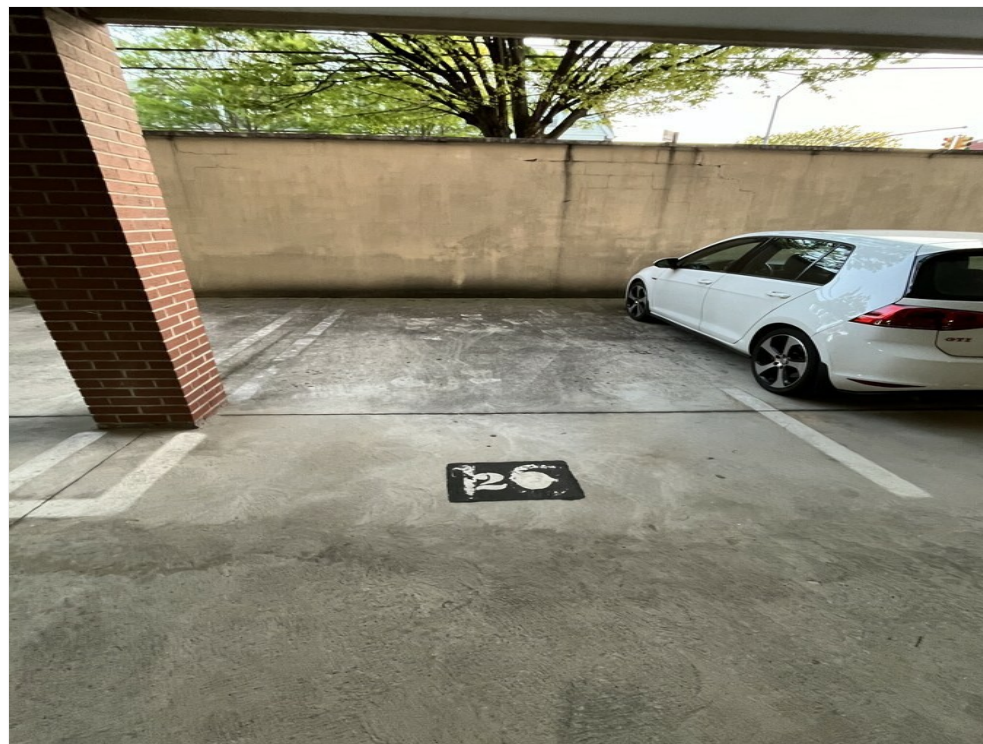
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Property Photos



Building Photo



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