



ASKING PRICE:  
**\$2,650,000**  
 4-STORIES

### HIGHLIGHTS

- Stable Income with Upside from Vacant Units
- All Electrical and Gas Meter Separated
- Half Block from Roosevelt Ave, 5 min Walk to Subway Train 7.
- Proximity to LaGuardia Airport, Citi Field, USTA Center, NY Science Hall and Corona Park.
- Surrounded by Target, Supermarket, Restaurant, Pharmacy and various retail stores.
- PS127 Aerospace Science Magnet School, PS 148Q The Queens School of Inquiry, William C. McGinnis Middle School (JHS 145)

### BUILDING/LOT INFO

Neighborhood	Corona
Zip Code	11368
Block/Lot	1608/53
Lot Dimensions	50 x 88 ft
Years Built	1931
Zoning	R6B
Stories	4 story walk up
Units	21
NYC Square Footage	12,480
Calc Square Footage	17,600
NOI	<b>\$119,677.61</b>
Cap Rate	<b>4.52%</b>



纽约安居地产

LIN PAN REALTY GROUP

40-19 99th Street

21-UNIT RENTAL BUILDING | CORONA

PROPERTY PICTURES



Lin Pan

OWNER/FOUNDER, LIC. R.E BROKER

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