Property For Sale

3035 49th St 3035 49th St Astoria, NY 11103

Douglas Elliman

For More Information:

Steven Llorens

Licensed Associate Real Estate Broker Douglas Elliman Commercial - Long Island 917.830.7091 steven.llorens@elliman.com

Andreas Nakos

annese anno

1

Licensed Real Estate Salesperson Douglas Elliman Commercial - Long Island 917.886.6918 andreas.nakos@elliman.com

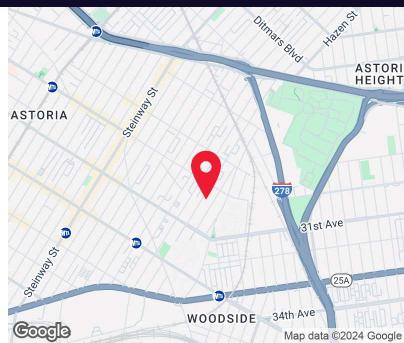
WWW.ELLIMANCOMMERCIAL.COM

THE PROPERTY CONTAINED WITHIN THIS DOCUMENT IS BEING EXCLUSIVELY REPRESENTED BY DOUGLAS ELLIMAN REAL ESTATE COMMERCIAL DIVISION, 550 SMITHTOWN BYPASS STE. 117 SMITHTOWN, NY 11787 631 858.2405 © 2023 DOUGLAS ELLIMAN COMMERCIAL OF LI, LIC. ALL MATERIAL PRESENTED HEREIN IS INTENDED FOR INFORMATION PURPOSES ONLY. WHILE THIS INFORMATION IS BELIEVED TO BE CORRECT, IT IS REPRESENTED SUBJECT TO ERRORS, OMISSIONS, CHANGES OR WITHDRAWAL WITHOUT NOTICE. ALL PROPERTY INFORMATION, NCLUDING, BUT NOT LUMITED TO SQUARE POOTAGE, ROOM COUNT, ZONNIG IN THE LISTING SHOULD BE VERIFIED BY UND OWN ATTORNEY, ARCHITECT OR ZONING EXPERT. IF YOUR PROPERTY IS CURRENTLY LISTED WITH ANOTHER REAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTERNITION TO SOLICIT THE OFFERINGS OF OTHER REAL ESTATE BROKERS. WE COOPERATE WITH THEM FULLY, EQUAL HOUSING OPPORTUNITY.

Multifamily Property For Sale

3035 49th St Astoria, NY 11103





Offering Summary	
Sale Price:	\$1,788,000
Building Size:	5,250 SF
Available SF:	
Lot Size:	3,063 SF
Number of Units:	6
Price / SF:	\$340.57
Cap Rate:	6.29%
NOI:	\$112,440
Year Built:	1928
Renovated:	2021

Property Overview

Exceptional opportunity for the multifamily investor, this property is a well maintained 5,250 SF building featuring 6 units. Originally constructed in 1928 and recently renovated, it delivers modern functionality. Zoned R5, this property is situated in the thriving Astoria neighborhood, offering a prime location for residential investment. Boasting full occupancy at 100%, it presents a compelling income-generating prospect.

Property Highlights

- 6 Residential units
- Built in 1928, recently renovated
- R5 Zoning
- Well maintained
- Solar panels
- · Prime location for residential investment

For More Information:

Steven Llorens

Licensed Associate Real Estate Broker Douglas Elliman Commercial - Long Island 917.830.7091 steven.llorens@elliman.com

Andreas Nakos

Licensed Real Estate Salesperson Douglas Elliman Commercial - Long Island 917.886.6918 andreas.nakos@elliman.com

Douglas Elliman

WWW.ELLIMANCOMMERCIAL.COM

THE PROPERTY CONTAINED WITHIN THIS DOCUMENT IS BEING EXCLUSIVELY REPRESENTED BY DOLIGLAS ELLIMAN FRAMERICAL DIVISION, 550 SUTHTOWN NYRASS STE 117 SMITHTOWN, NY 1787 S1 882 2402 G0230 DUCAGRMEDIAL OFLI LLC. ALL MATERIAL PRESENTED HEREIN IS INTERED FOR INFORMATION HERPOSSIONLY WHILE THIS INFORMATION IS BULLYED TO BE CORRECT, IT IS REPRESENTED SUBJECT TO EPRORS DOLISIONS, CHANGES ON WITHOR WAIL WITHOUT NOTICE ALL BROCKMIND, DUCIDING, BUT NOT LIMITED TO SOLARE FOOTAGE ROOM COUNT, ZONING IN THE LISTING SHOULD BE VERTIED BY YOUR OWN ATTORNEY, ARCHITELY IN YOUR FORMATION IS AND AND THE REPRESENTED SUBJECT TO EPRORS DOLISIONS, CHANGES FINGTING DOLISIONS, CHANGES ON WITHOUT NOTICE ALL STROPHER TO HER DOLISIONS, DUT NOT LIMITED TO SOLARE FOOTAGE ROOM COUNT, ZONING IN THE LISTING SHOULD BE VERTIED BY YOUR OWN ATTORNEY, ARCHITELY IN YOUR FORMATION IS AND AND THE PROFENTY IS CURRENTLY IS CURRENTLY IS CURRENTLY USED WITH ANOTHER REAL ESTAGE PROVER, PLASSE OFFERT, IT'S NOTING PLASSE OF OTHER ROOM STATE REQUIRES IN YOULD BE VERTIED BY YOUR OWN ATTORNEY, ARCHITELY IN YOUR FORMATION IN THE PLASSE OF OTHER ROOM STATE REQUIRES IN YOUR DUE WITH ANOTHER PLASSE OFFERT. IN YOUR FORMATION OFFERT IN YOUR FORMATION OFFERT IN YOUR FORMATION OFFERT.



Multifamily Property For Sale

3035 49th St Astoria, NY 11103

















For More Information: Steven Llorens

Licensed Associate Real Estate Broker Douglas Elliman Commercial - Long Island 917.830.7091 steven.llorens@elliman.com





Licensed Real Estate Salesperson Douglas Elliman Commercial - Long Island 917.886.6918 andreas.nakos@elliman.com





30-35 49TH STREET NEW YORK CITY NY

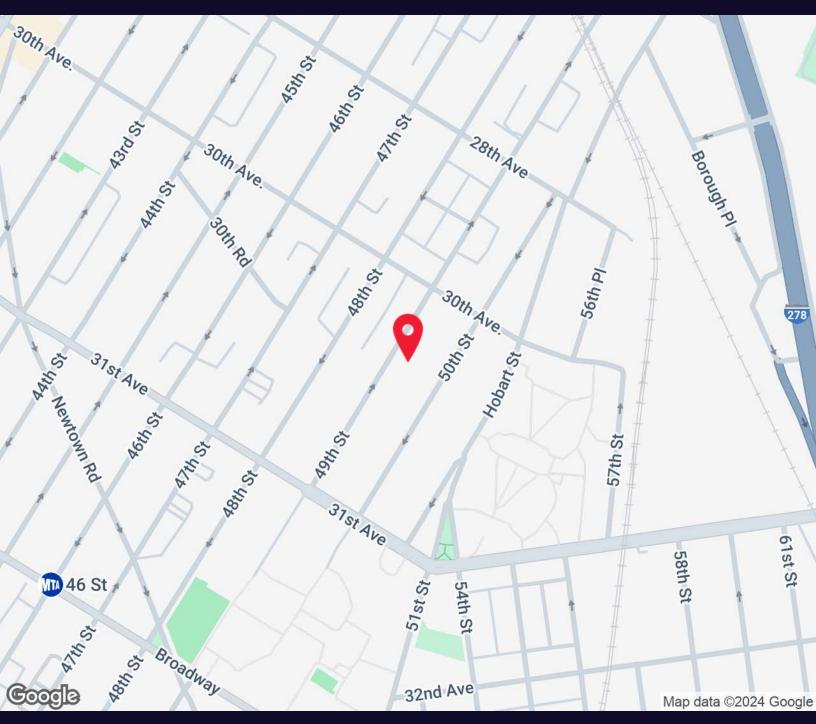
Douglas Elliman

WWW.ELLIMANCOMMERCIAL.COM

THE PROPERTY CONTAINED WITHIN THIS DOCUMENT IS BEING EXCLUSIVELY REPRESENTED BY DOUGLAS ELLIMAN REAL ESTATE COMMERCIAL DIVISION, 550 SMITHTOWN BYPASS STE: 117 SMITHTOWN, NY 11787 831 888 2405 © 2023 DOUGLAS ELLIMAN COMMERCIAL OF LI, LLC. ALL MATERIAL PRESENTED HEREIN IS INTENDED FOR INFORMATION PURPOSES ONLY. WHILE THIS INFORMATION IS BELIEVED TO BE CORRECT, IT IS REPRESENTED SUBJECT TO ERRORS, OMISSIONS, CHANGES OR WITHDRAWAL WITHOUT NOTICE. ALL PROPERTY INFORMATION, INCLUDING, BUT NOT LIMITED TO SQUARE FOOTAGE, ROOM COUNT, ZONING IN THE USTING SHOULD BE VERIFIED BY YOUR OWN ATTORNEY, ARCHITECT OR ZONING EXPERT. IF YOUR PROPERTY IS CURRENTLY LISTED WITH ANOTHER REAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER BEAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. INTENTION TO SOLICIT THE OFFERINGS OF OTHE

Multifamily Property For Sale

3035 49th St Astoria, NY 11103



For More Information: Steven Llorens

Licensed Associate Real Estate Broker Douglas Elliman Commercial - Long Island 917.830.7091 steven.llorens@elliman.com

Andreas Nakos

Licensed Real Estate Salesperson Douglas Elliman Commercial - Long Island 917.886.6918 andreas.nakos@elliman.com

Douglas Elliman

WWW.ELLIMANCOMMERCIAL.COM

THE PROPERTY CONTAINED WITHIN THIS DOCUMENT IS BEING EXCLUSIVELY REPRESENTED BY DOUGLAS ELLIAMN REAL ESTRE COMMERCIAL DIVISION, 550 SMITHTOWN NY TASS STE. 117 SMITHTOWN, NY 1787 33 882.486 © 2020 DOUGLAS ELLIAMN COMMERCIAL DIVISION, 550 SMITHTOWN NY TASS STE. 117 SMITHTOWN, NY 1787 33 882.486 © 2020 DOUGLAS ELLIAMN COMMERCIAL DIVISION, 550 SMITHTOWN NY TASS STE. 117 SMITHTOWN, NY 1787 33 882.486 © 2020 DOUGLAS ELLIAMN COMMERCIAL DIVISION, 550 SMITHTOWN NY TASS STE. 117 SMITHTOWN, NY 1787 33 882.486 © 2020 DOUGLAS ELLIAMN COMMERCIAL DIVISION, 550 SMITHTOWN NY TASS STE. 117 SMITHTOWN, NY 1787 33 882.486 © 2020 DOUGLAS ELLIAMN COMMERCIAL DIVISION SUBJECT TO ERRORS, DANGES ON MITHDAWNAL WITHOUT NOTICE. ALL PROPERTY MORTANIAN, NICLIDING, BUT NOT LIMITED TO SQUARE FOOTAGE. TO COMPACT THE OFFENDING STOLE PROPERTY FOOTAGE. FOOT