

AVAILABLE FOR SALE

3111 Richmond Terrace

STATEN ISLAND, NEW YORK 10303



**75,000 SF
INDUSTRIAL ASSET**

Available for Sale: Prime Area Warehouse

Mariner's Harbor | Staten Island

Property Overview

- Block: 01208
- Lots: 0003, 0017
- Lot Area: 62,094 sf
- Lot Dimensions: 141'x 414' IRR
- Zoning: M3-1
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- Lot Area: 62,094 sf
- Building Area: 75,000 sf
- Zoning: M3-1

 Annual Gross Income:
\$1,044,720

Price Available Upon Request




Tax Map

Aerial View




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Property Description

United National Realty has been retained to arrange for the sale of 3111 Richmond Terrace, Staten Island, NY. This extremely rare site consists of over 60,000 square feet of property along one of Staten Island's few industrial areas. The property is situated along the M3-1 zoning district allowing for most uses.

This is a unique opportunity for an investor or a user and a rare find in today's market. Running along Staten Island's northern shore, this site provides investors with a unique opportunity to be in one of New York City's outlying boroughs and is located near major expressways and bridges.

Fully occupied building with an annual income of over **\$1,000,000**, all tenants are up to date on their rents with 5% yearly increases in place on most leases.

To receive further information please contact us.



The back lot can be developed for an additional 11,000 sf.

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