

Property For Sale

1 Ranch Lane Levittown NY 11756

1 Ranch Ln Levittown, NY 11756



For More Information:

Ben Indiviglia

Licensed Real Estate Salesperson
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 **Douglas Elliman**
Commercial

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Office Property For Sale

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Offering Summary

Sale Price:	\$695,000
Building Size:	1,050 SF
Available SF:	
Lot Size:	6,496 SF
Number of Units:	1
Price / SF:	\$661.90
Year Built:	1948
Renovated:	1985
Zoning:	Converted Residence

Property Overview

This Corner Property Offers Visibility On Hempstead Turnpike with 46,000 vehicles passing per day and 1.8 miles from the Wantagh Parkway!

Currently used as a doctor's office, this converted residence used to be a model home for the Levittown development project in 1948. Currently 3-4 exam rooms, full bathroom, 2 offices.

With dedicated and street parking, this office is ideal for another medical professional, attorney, accountant, or advisor.

Close to public transportation. Taxes \$12,112.60

Property Highlights

- On Site Parking
- Prime Location
- Close to public transportation
- Taxes \$12,112.60

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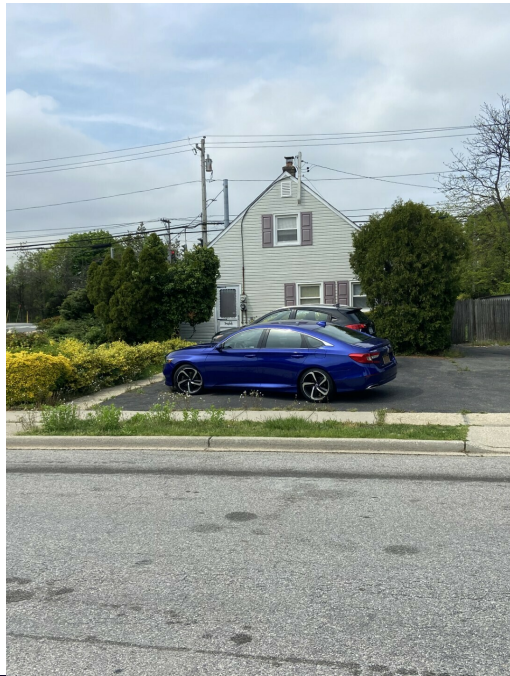
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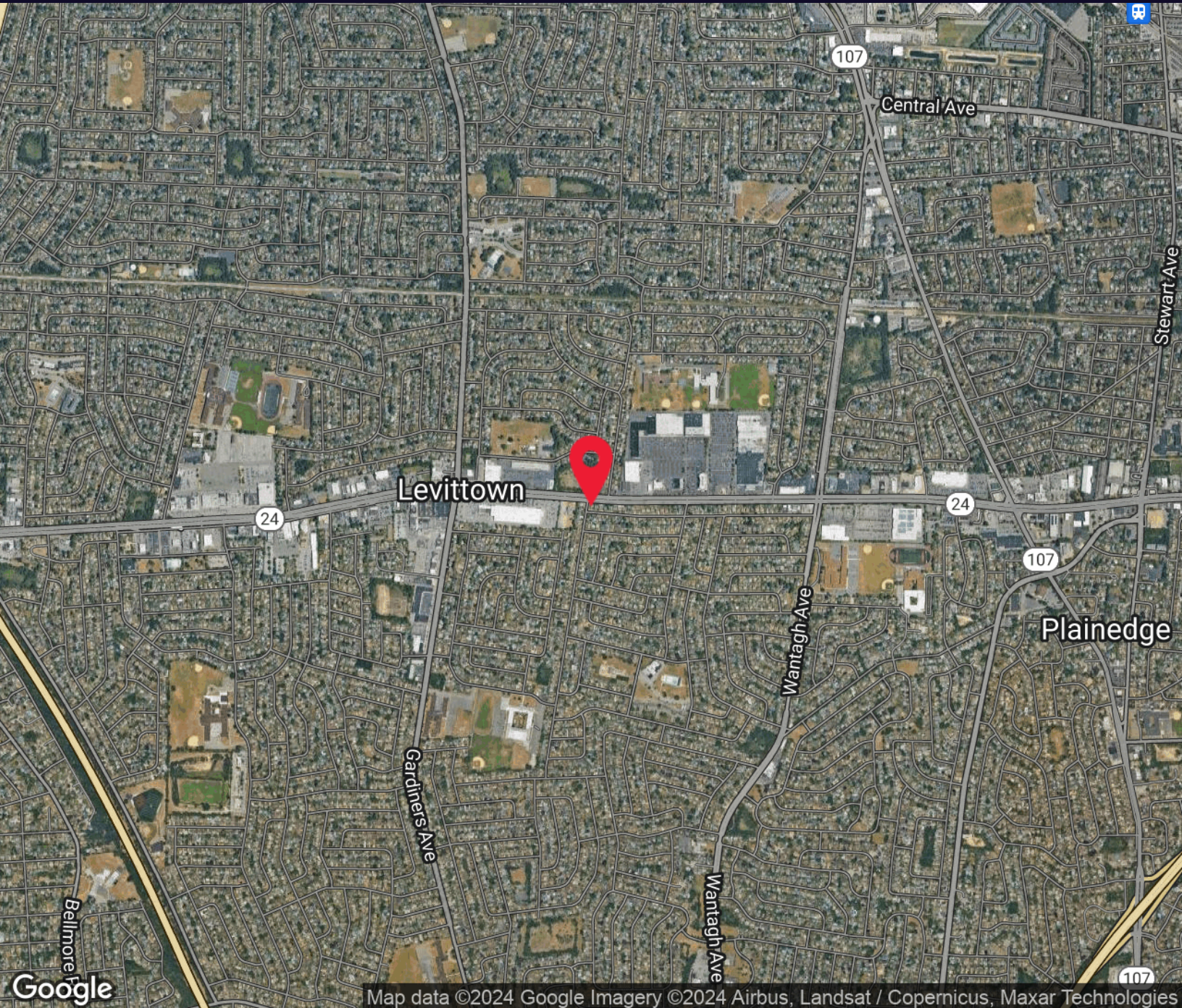
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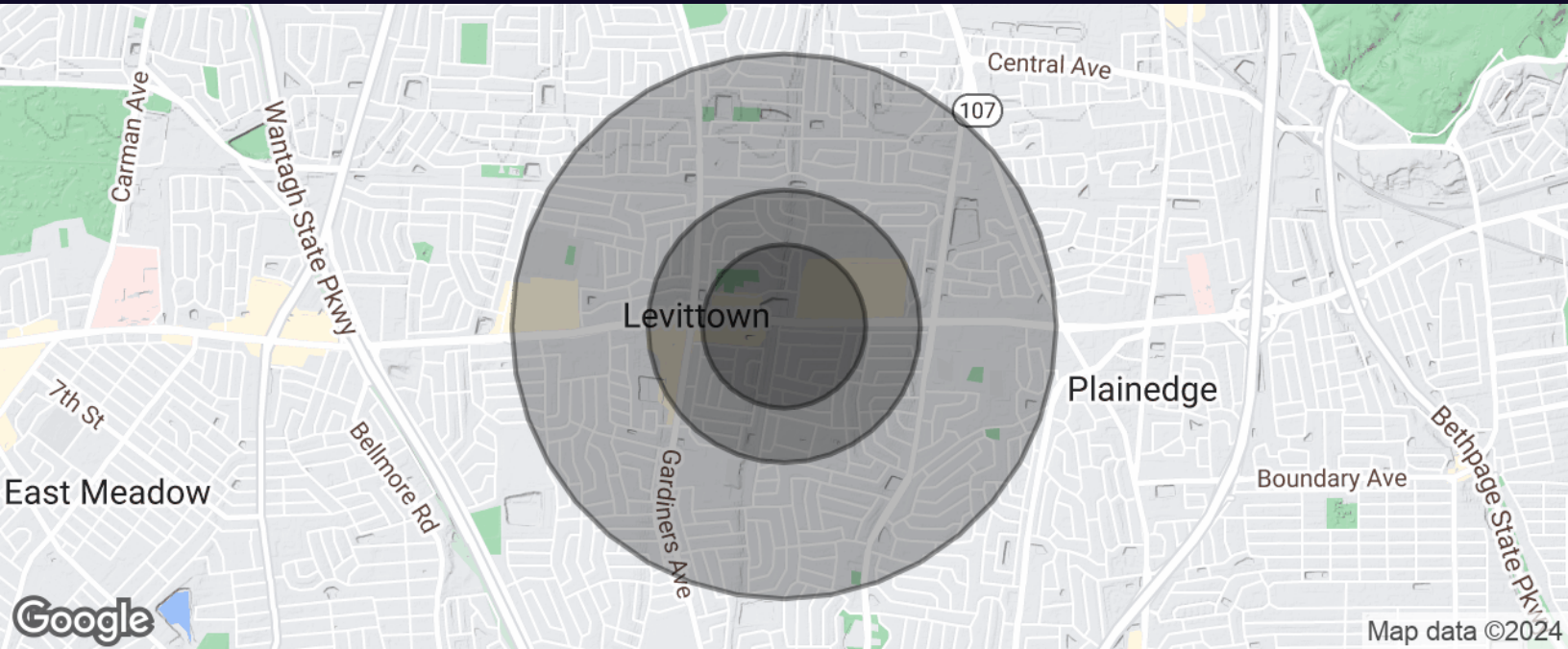
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Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	2,203	5,786	23,022
Average Age	43	43	42
Average Age (Male)	0	0	0
Average Age (Female)	0	0	0

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	678	1,816	7,348
# of Persons per HH	3.2	3.2	3.1
Average HH Income	\$193,536	\$179,674	\$165,802
Average House Value	\$597,505	\$593,594	\$596,205

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