



1617 N 2ND ST OLDE KENSINGTON

We are pleased to present the exclusive sale of an opportunity to be a part of an exciting, larger-scale project in the vibrant neighborhood of Olde Kensington. This offering features a prime two-story warehouse with an approved overbuild plan for 8 bi-level residential units, blending residential and commercial uses in a thriving area.



\$2,700,000

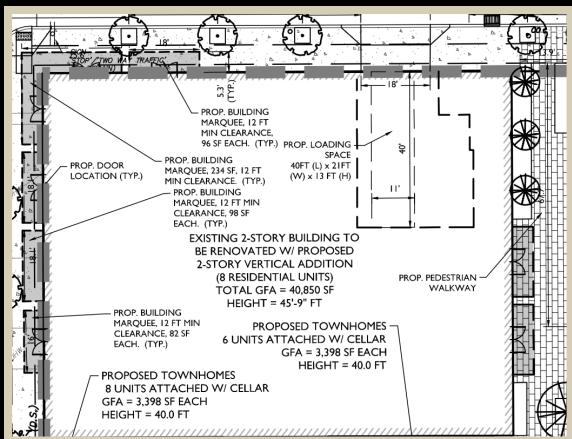
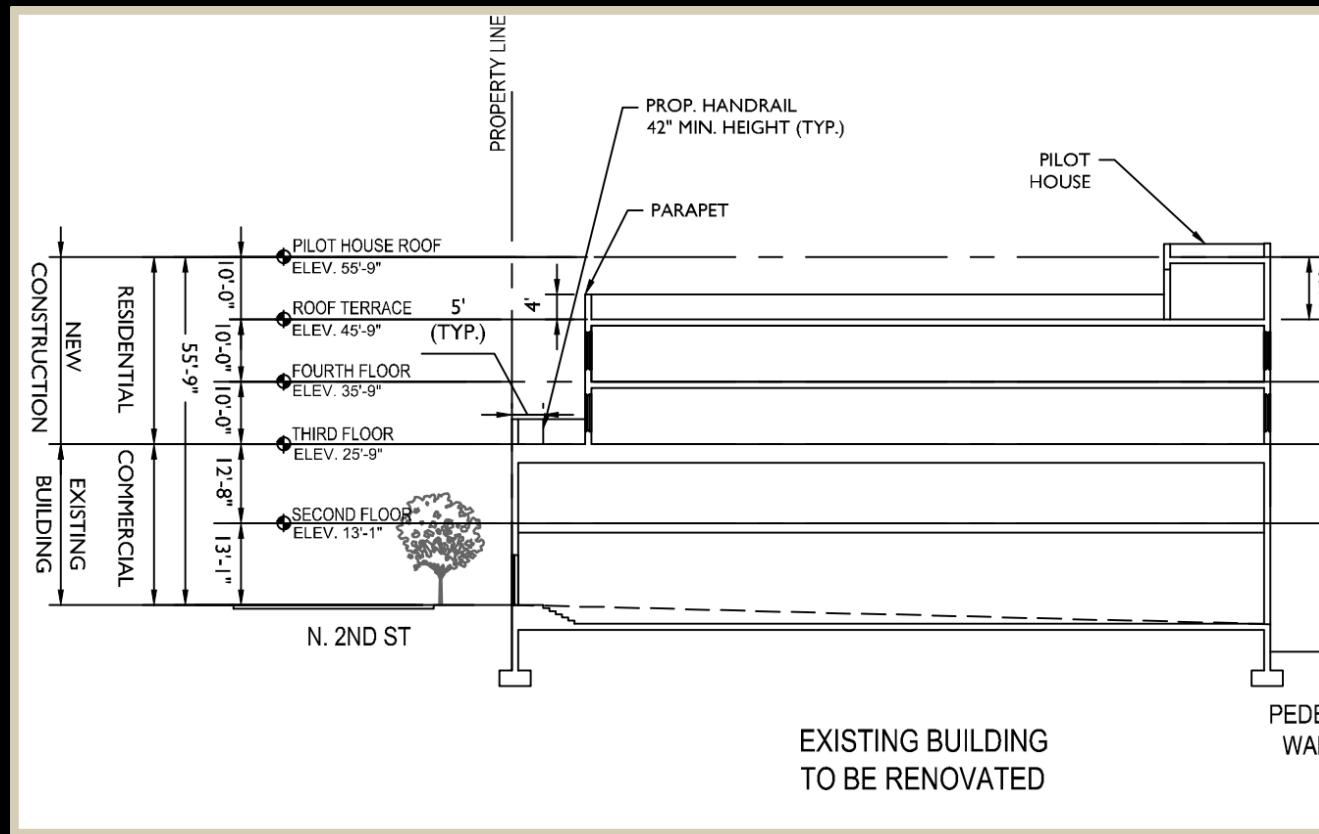
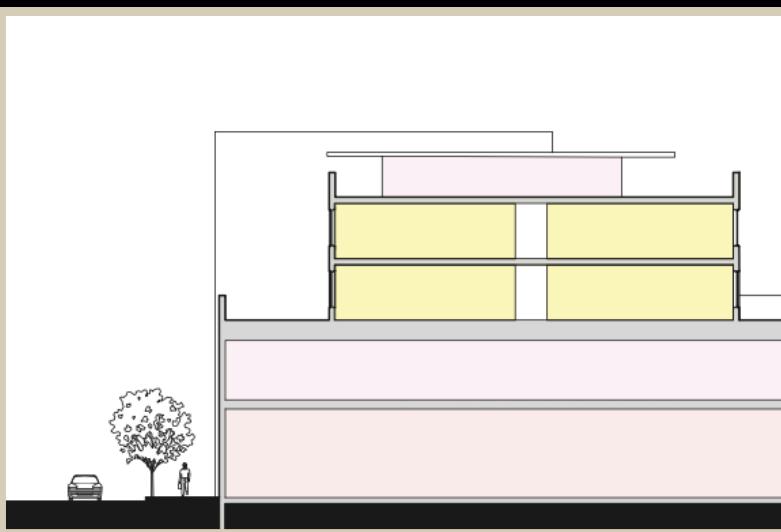
PROPERTY OVERVIEW

- Existing 2-story building
- Entitled for Commercial and Condo/apt Overbuild
- Roof Deck Approved for Units
- Piece of Larger Development
- Existing Building: 22,000 SF
- Overbuild Approved: 8 bi-level units
- Total GFA = 40,850 SF
- Lot Size: 11,318 SF

CONTACT:

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ENTITLED MIXED-USE DEVELOPMENT OPPORTUNITY



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