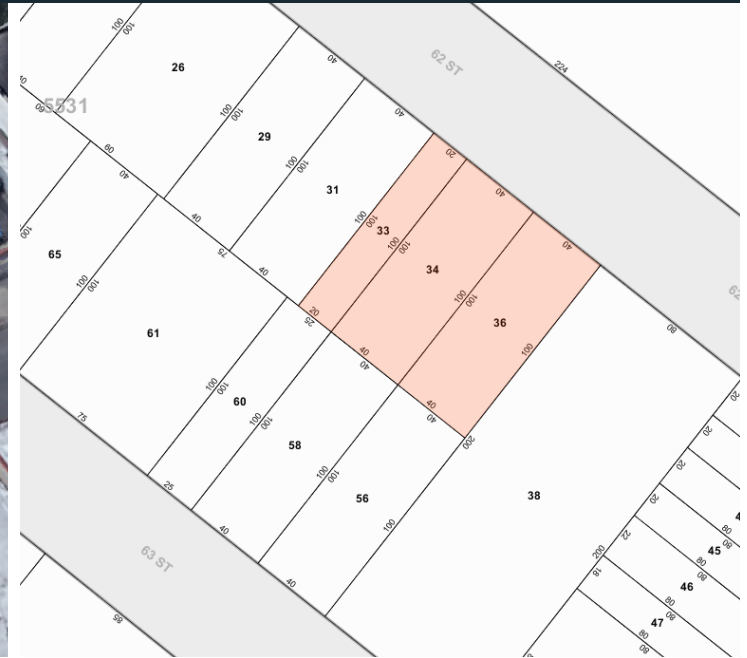


# 3 CONTIGUOUS LOTS IN BOROUGH PARK FOR SALE

## 1666, 1668, & 1672 62ND STREET, BROOKLYN, NY 11204



<b>BLOCK &amp; LOT</b>	5531 / 33, 34, 36
<b>PLOT SF</b>	100 ft x 100 ft (combined)
<b>BUILDING SIZE</b>	20 ft x 55 ft Multifamily 40 ft x 100 ft Auto-body
<b>BUILDING SF</b>	3,300 SF Multifamily + Bsmt 3,836 SF Auto-body
<b>YARD SF</b>	3,964 SF (combined)
<b>ZONING</b>	M1-1
<b>MAX FAR</b>	1.00 Commercial 2.40 Comm. Facility
<b>RE TAXES</b>	\$26,991 (combined)

### PROPERTY DESCRIPTION

Greiner-Maltz is pleased to offer for sale three contiguous lots comprised of one auto body/collision warehouse, one two-story + basement multifamily, and one 2,000 SF gated parking lot. The package provides 100ft of frontage on 62nd Street. Located mid-block between 16th and 17th Avenues, the properties are situated in a primarily industrial heavy area of Borough Park.

**Lots may be purchased separately.**


### FEATURES

- **1 Auto-body/Collision Warehouse**
  - 14ft Ceiling Height
  - Gas Heat
  - Heavy Power
  - 1 Drive-In Door
- **1 Two-Story + Basement Multifamily**
  - Month-to-Month Tenants
  - Income \$42,000 Per Annum
- **1 Gated 2,000 SF Lot**

### ACCESS

**N** at 18th Ave & New Utrecht Ave

**D** at 62nd St Station

Close proximity to Prospect Expy,  / Gowanus Expy and Verrazzano-Narrows Bridge

### EXCLUSIVE AGENT

**BEN FEIG**

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**GREINER-MALTZ**

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