



**Gadura
Real Estate**

24-14 41st Street, Astoria, NY 11103

Asking Price: \$2,050,000

**FOR
SALE**



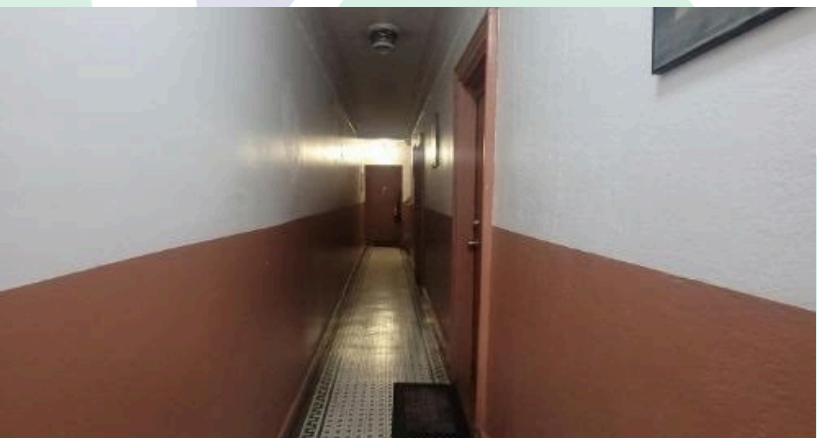
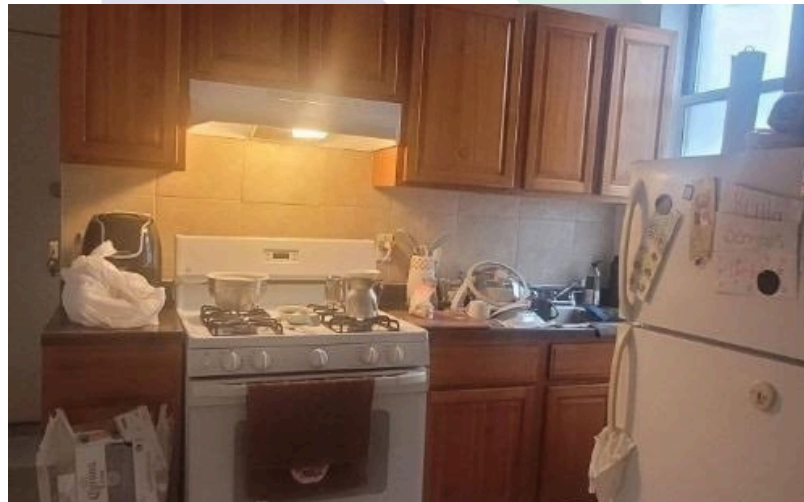
OneKey MLS

24-14 41st Street, Astoria, NY 11103

Asking Price: \$2,050,000

Apt.	Layout	Monthly Rent	Deposit
1	2 Br	\$1,703	\$1,703
2	2 Br	\$1,639.89	\$1,639.89
3	2 Br	\$1,950.00	\$1,800.00
4	2 Br	\$1,785.00	\$1,785.00
5	2 Br	\$2,150.00	\$2,050.00
6	2 Br	\$1,962.11	\$1,800.00
7	2 Br	\$1,204.35	\$0.00
8	3 Br	\$2,450.00	\$2,450.00
TOTAL INCOME:		\$14,844	
Total Annual Income			\$178,128.00

Expenses	
Insurance	\$7,000
Water	\$6,000
Taxes	\$21,736
Electric & Heat	\$12,000
Total Annual Expens	\$46,736



GRE
Gadura Real Estate, LLC



(718)-850-0010



Gadura Real Estate

PROPERTY FACTS

Block & Lot	00686-0117	Neighborhood	Astoria
Price	\$2,050,000	Apartment Style	Low Rise
Sale Type	Investment	Average Occupancy	100%
No. Units	8	Year Built	1911
Property Type	Multifamily	Lot Size	25 ft X 94 ft
Property Sub Type	Apartment	Building Size	25 ft X 75 ft
Residential FAR	1.25	FAR	2

NOTE:

There are 7 rent-stabilized apartments &
1 free market apartment



(718)-850-0010

This Marketing Brochure has been prepared and all information is deemed accurate, however it should be independently verified by prospective buyer.