

# 160 W 121ST ST

NEW YORK, NY 10027

MULTIFAMILY PROPERTY | FOR SALE

**FP** FOREST PARK  
PROPERTIES  
REAL ESTATE SERVICES



## PROPERTY DESCRIPTION

160 W. 121st Street, New York NY 10027: NYC Tax Lien REO. Property is being sold on behalf of the NYCTL Trust. The property is sold free and clear of all monetary liens. Property is sold absolutely As-is. Subject to all HPD, ECB, and Building Department violations. Property is an occupied SRO with 10 "B" Units as per HPD records. Not sold with a Certificate of No Harassment. This is a rent regulated building sold subject to all tenancies. We do not have a rent roll, expense report, or DHCR report. All offers must be accompanied by Proof of funds. \*DO NOT DISTURB TENANTS\*. There is no viewing or showings. Any group that violates this rule will be excluded from process.

## PROPERTY HIGHLIGHTS

- Harlem Tax lien Foreclosure.
- REO Sale.
- Occupied SRO.
- Sold as-is and subject to tenancies.

## OFFERING SUMMARY

Sale Price:	\$550,000
Number of Units:	11
Lot Size:	1,837 SF
Building Size:	2,805 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	8,859	26,239	91,856
Total Population	19,803	60,646	221,684
Average HH Income	\$118,879	\$108,003	\$96,578

## RAYMOND MORDEKHAI

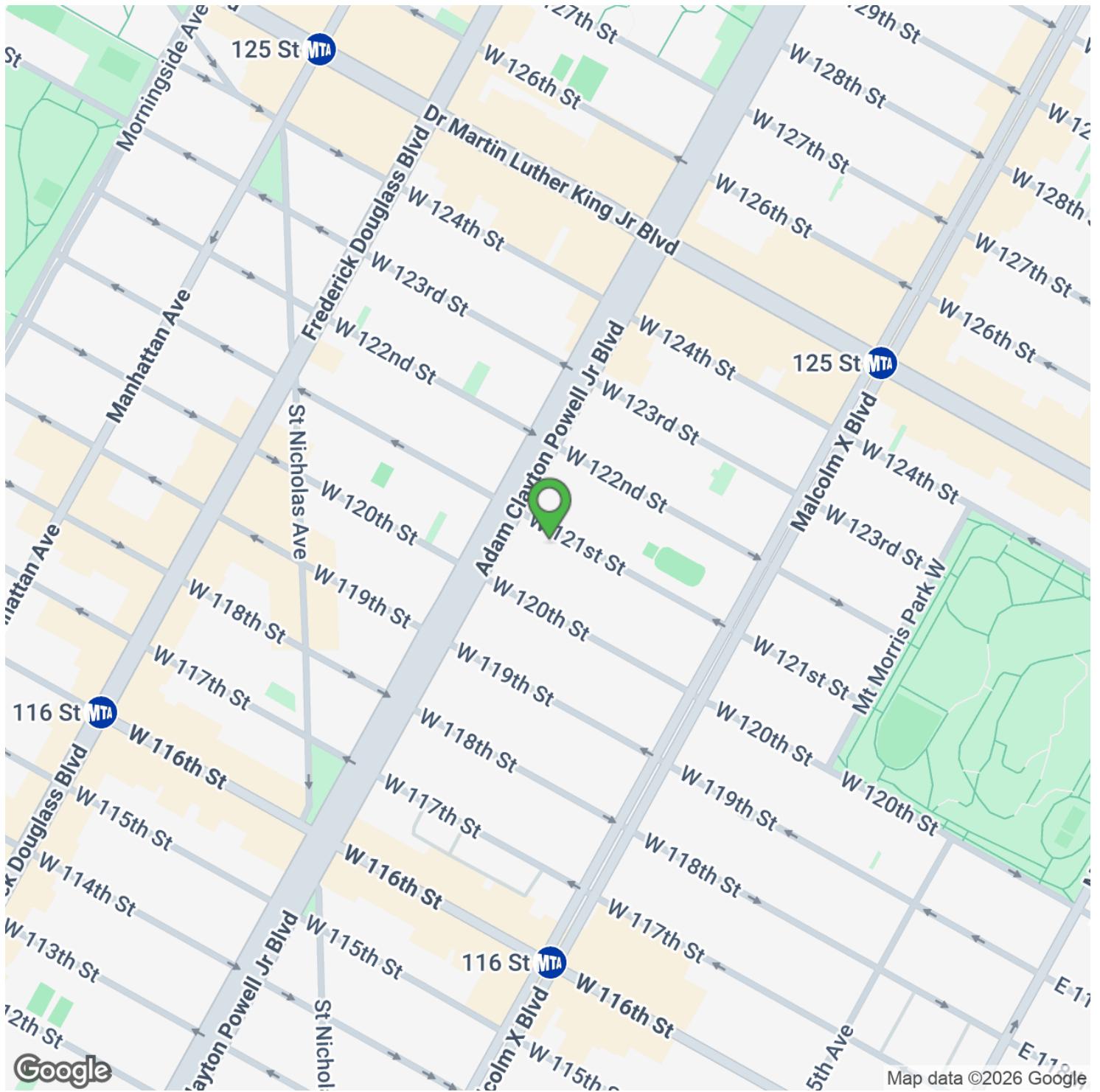
PRINCIPAL BROKER / PRESIDENT  
718.820.1200  
RAYMOND@FORESTPARKNY.COM

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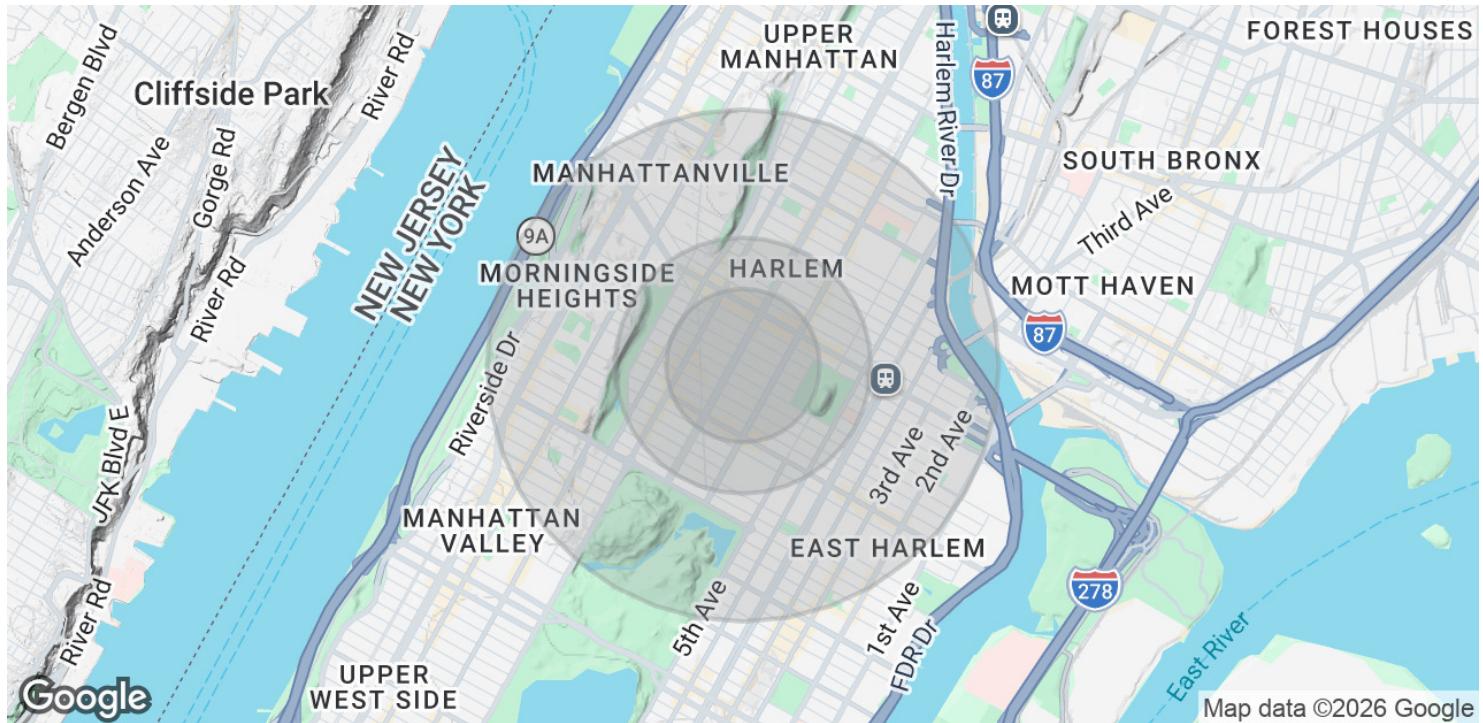
## LOCATION MAP

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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	19,803	60,646	221,684
Average Age	40	39	39
Average Age (Male)	39	38	38
Average Age (Female)	40	40	40

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	8,859	26,239	91,856
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$118,879	\$108,003	\$96,578
Average House Value	\$1,433,226	\$1,298,816	\$994,797

Demographics data derived from AlphaMap

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DEMOGRAPHICS MAP & REPORT