

### At a Glance

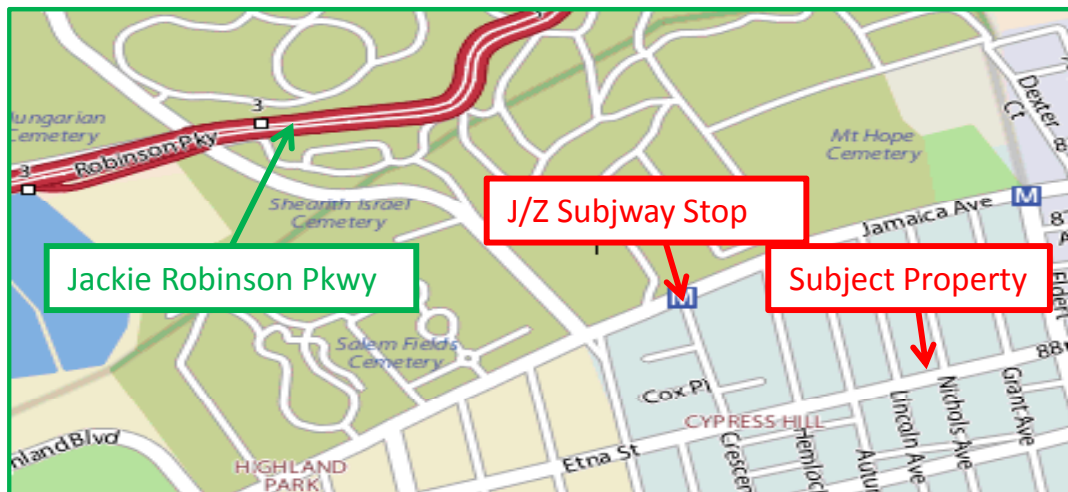
Section:	Brooklyn
Block:	4121
Lots:	76
Lot Dimensions:	115'x177'
Appr. Lot SF:	4,545
Appr. Bldg SF:	42,400
Zoning:	R5
No. of Units:	56
State Use:	C1
Land Description:	4 Story Walkup
Taxes:	\$ 45,600

### Features

- 4 Story Apartment Building
- Below market rents allow for upside
- Only 1 Block South of Jamaica Ave
- Three blocks to J/Z subway stop
- Tmobile Antenna on roof
- Great for Investor

### Summary Financials

Income	\$ 582,855
Expenses	\$ (215,314)
<b>NOI</b>	<b>\$ 367,540</b>



**For Further Information e-mail:**  
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**Asking Price**  
**\$5,200,000**

Information furnished herein has been obtained from sources deemed reliable. We have no reason to doubt the accuracy, but we do not guarantee it. All zoning, size, uses etc must be independently verified by you, your tax advisor, architect, lawyer etc. Information is submitted subject to errors, omissions, change of price, rental or other condition, prior to sale or lease or withdrawal without notice.