

OWNER USER & INVESTMENT OPPORTUNITIES



**216 CONGERS RD,
NEW CITY, NY 10956**

**ASKING
PRICE
\$6,800,000.00**

**IN-PLACE NOI
\$400,098
(POTENTIAL TO
INCREASE)**

Land To Build an Additional
32,000 SF Office Or To
Subdivide Into Single-Family
Residential Lots
Estimated Value-Add: \$1.5M

Joel Gruber

Licensed Real Estate Salesperson, NYS & NJ



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