

150-15 Northern Blvd. Flushing, NY 11354



Asking Price : \$3.4M

Lot Size : 20x80 (1,600 SF)

B:5008 L:32

Zoning :R6A / C2-2

B/D Size :20x70 (1,400 SF)

Year built : 2005

Stories : 5

Income

	Units		Lease	Size	Rent	Annual
Bsmt	Dance Studio		05/31/2028	1,100 Sf	\$2,550	\$30,600
1FL	Pharmacy		10/31/2033	1,100 Sf	\$9,800	\$117,600
2FL	Residential		1 Year	3Br/2Bth	\$2,500	\$30,000
3FL	Residential		1 Year	3Br/2Bth	\$2,200	\$26,400
4FL/	Front	Residential	1 Year	2Br/2Bth	\$2,000	\$24,000
5FL	Real	Residential	1 Year	2Br/2Bth	\$2,000	\$24,000
Total					\$21,050	\$252,600

Expenss (Tenants Pays Own Utility Gas & Electric)

R.E Tax	\$78,335
Insurance	\$4,300
Water,Elect,Etc.	\$6,000
Total	\$88,635
*NET INCOME (CAP: 4.8)	\$163,965

*Property Are Not Guaranteed Nor Verified And Should Be Independently Verified.

Please call to arrange a private viewing.

Listing broker : Rick Hahn : 718-864-3137, Neona Lee : 917-622-6303