

Alan Bernstein Realty Services

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Commercial, Industrial, Investment Properties/Sales, Leasing, Management

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ABRS EXCLUSIVE!!

Property for Sale

\$1,750,000

5,000 sf, One Story Building with 5,000 sf Parking Lot.

Busy street in high density neighborhood. On retail street with lots of traffic.

Perfect opportunity for retail.

Primary address	1090 Myrtle Ave
Zip	11206
Borough	Brooklyn
Block & lot	01586-0008
Actual land	\$41,535
Assessment	\$116,550
Tax class	4
Annual tax bill	\$8,022
Annual tax bill projected	\$9,458
Building SF	5,000
Lot SF	5,000
Max allowed FAR	2
FAR as built	.5
Maximum usable floor area	20,000
Usable floor area	5,000
Bldg dimensions	50 ft x 100 ft
Stories	1
Commercial units	1
Has extension	No
Has garage	No
Year built	1917
Year last altered	n/a
Lot dimensions	100 ft x 100 ft

Corner lot	No
Buildings on lot	1
Zoning district	C8-2
Building class	Miscellaneous (G9)
E-Designation	None
Historic district	None
Landmark	None
Toxic site on this property	No
Neighboring toxic sites	No

