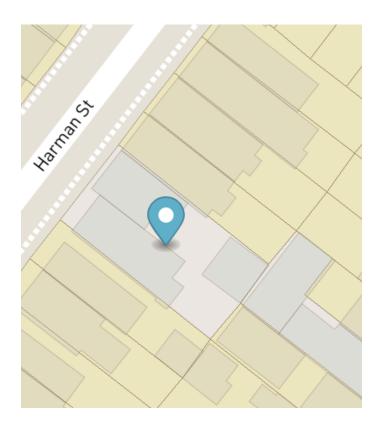
DELIVERED VACANT+THREE BUILDINGS ON LOT+ REDEVELOPMENT OPPORTUNITY+6,750 BUILDABLE SF



LICENSED BROKER & PRINCIPAL

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1870 HARMAN STREET

BETWEEN WOODWARD AVENUE AND ONDERDONK AVENUE

- Delivered vacant
- 3 buildings on lot:
 - **Three-family** Residential Building: 3,735 sq ft (approx)
 - **Commercial Building** with a workshop, **plus garage:** 700 sq ft (approx)
 - **Office:** 1,200 sq ft (approx)
- Lot size: 5,000 sq ft (50ft x 100ft)
- Unused air rights: 3,000 sq ft
- Located in **Ridgewood**, a highly desirable neighborhood
- Well-maintained building with **historical features** (not landmarked)
- Excellent owner/user opportunity
- Prime development and redevelopment potential
- Semi-attached building
- Zoned R5B: development at a higher density allowed.
- 6,750 buildable square feet.

\$2,400,000

BLOCK/LOT	03404-0025
LOT DIMENSION	50' X100''
LOT SF	5,000
STORIES	2
UNITS	3 RES + 1 COMMS
YEAR BUILT	1920
ZONING	R5B
BUILDING DIMENSIONS	25' x 59'
BUILDING SF	5,635
FAR	RES 1.35 / FAC 2

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REALTY & INVESTMENTS





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