



FOR SALE
ASKING PRICE \$1,350,000
PRICE PER SQ FT \$431

100-08 101ST AVENUE

Ozone Park, NY 11416 | **Queens**

**THREE-STORY
MIXED-USE BUILDING
DELIVERED FULLY
VACANT**

RIPCO
INVESTMENT SALES

**100-08 101ST AVENUE
FOR SALE**

INVESTMENT HIGHLIGHTS

#1

**Three-Story Mixed-Use Building -
Delivered Fully Vacant**

#2

Ideal 'Value-Add' Opportunity for
Investors or Owner-Users

#3

**Directly Across from 101st Avenue/
100 St Bus Stop**

#4

Neighboring Retailers: Key Foods,
Stop & Shop, Clocktower Plaza, and
more

#5

**Short walk to the A-Line Subway at
102nd Street/Liberty Avenue**



PROPERTY OVERVIEW



PROPERTY SUMMARY

THE OFFERING

Address	100-08 101st Avenue Ozone Park, NY 11416
Location	Located on the south side of 101st Avenue between 100th and 101th Streets
Block / Lot	9418 / 103

PROPERTY INFORMATION

Gross Lot SF	1,942 SF (approx.)
Lot Dimensions	19.42' x 100' (approx.)
Stories	3
Building SF	3,135 SF (approx.)
Building Dimensions	19' x 55' (approx.)
Residential Units	2
Commercial Units	1
Total Units	3

ZONING INFORMATION

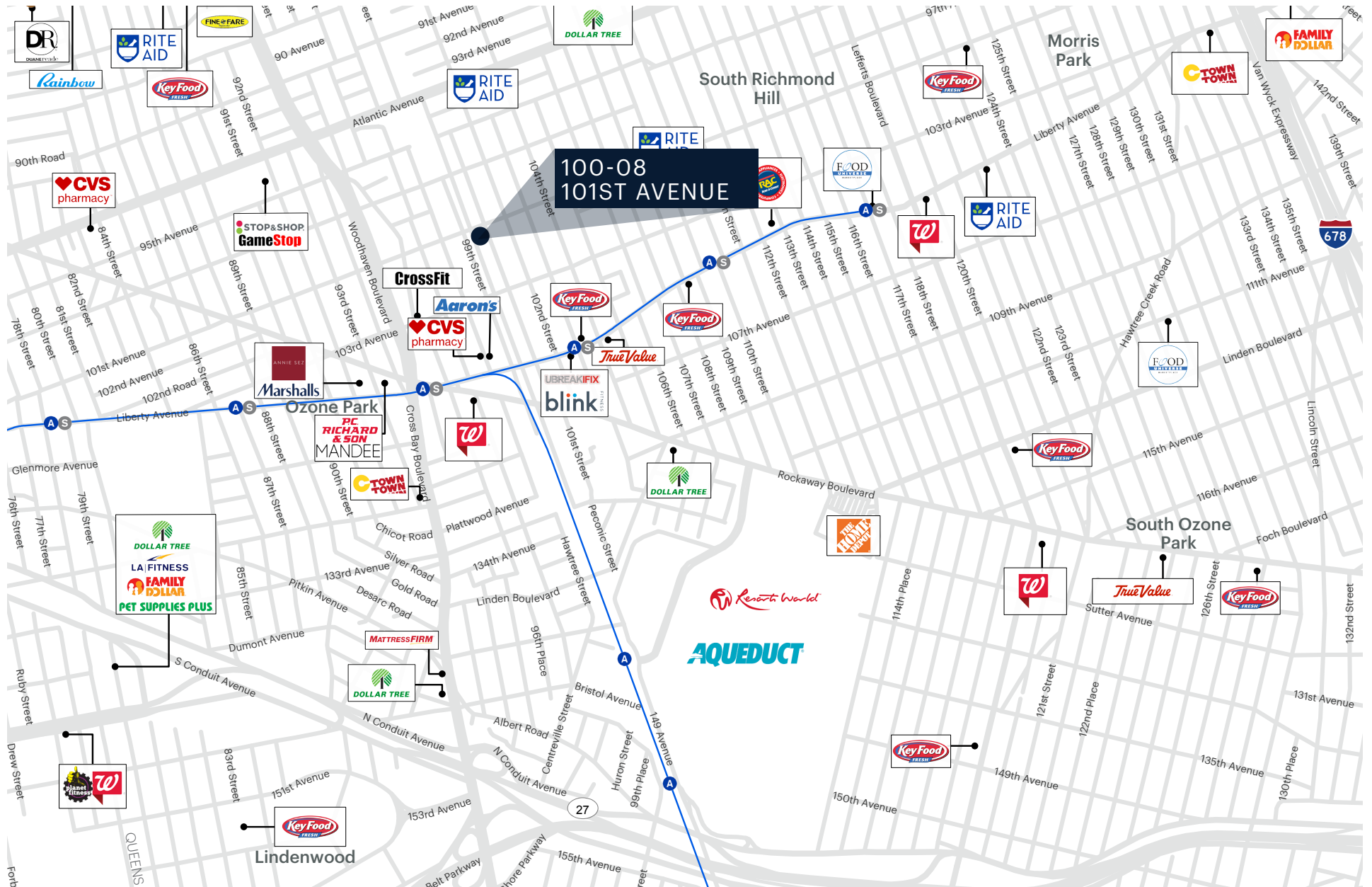
Zoning	R6B, C2-3
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NYC TAX INFORMATION

Assessment (23/24)	\$37,325
Tax Rate	20.085%
Taxes (23/24)	\$7,497
Tax Class	1

100-08 101ST AVENUE
FOR SALE

RETAIL MAP



100-08 101ST AVENUE
FOR SALE

PROPERTY PHOTOS



CONTACT EXCLUSIVE AGENTS

FOR SALE INQUIRIES:

STEPHEN R. PREUSS SR.

srp@ripcony.com
718.663.2639

KEVIN SCHMITZ

kschmitz@ripcony.com
718.663.2644

ANDREW LEOGRANDE

aleogrande@ripcony.com
718.704.1455