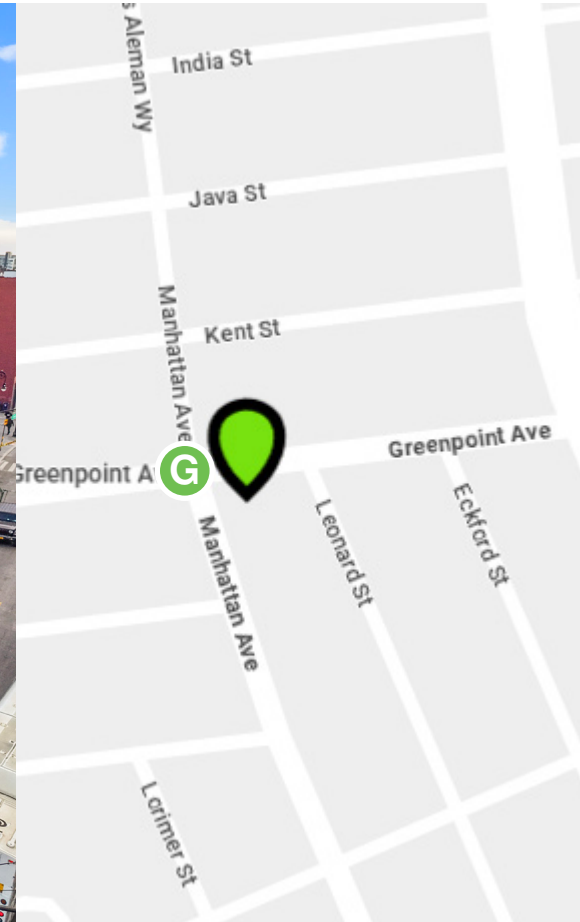


IPRG

896 MANHATTAN AVENUE BROOKLYN, NY 11222

CLOSED



SALE PRICE

\$6,200,000

PROPERTY DESCRIPTION

BLOCK & LOT:	02574-0001
NEIGHBORHOOD:	Greenpoint
CROSS STREETS:	Corner of Manhattan & Greenpoint Ave
PROPERTY DIMENSIONS:	48 ft x 93.33 ft
LOT DIMENSIONS:	48 ft x 93.33 ft
ZONING:	C4-3A / R6A
FAR:	3.0
TAX CLASS:	4

SALE METRICS

8 Offices & 1 Retail	12,288
# of Units	Approx. SF
\$688,888	\$504
Price/Unit	Price/SF

DEREK
BESTREICH
718.360.8802

LUKE
SPROVIERO
718.360.8803

DONAL
FLAHERTY
718.360.8823

COREY
HAYNES
718.360.1942

THOMAS
VENTURA
718.360.2767

SAL
MONTEVERDE
718.360.5933