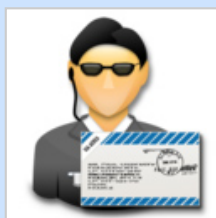




21-24 45th Str, Astoria, NY

ONE FAMILY BRICK FOR SALE UPPER DITMARS SUPERIOR LOCATION LEGAL ONE FAMILY
 Lot Size: 20 x 100 Building Size: 20 x 30 Taxes: \$5,100.00 Zoning/FAR: R4 / 0.9 Residential Sq Ft: 1,326
 LEGAL ONE FAMILY Lot Size: 20 x 100 Building Size: 20 x 30 Taxes: \$5,100.00 Zoning/FAR: R4 / 0.9
 Residential Sq Ft: 1,326 1st Floor: Open Kitchen Living Room Dining Room
 Sun room Access to Rear Deck/Yard 2nd Floor: 3 Bedrooms Full Bathroom Basement:
 Utility Room Storage The subject property is a home located in the coveted and sought-after
 Astoria/Ditmars area. Situated in this extremely desirable location, the Duplex home features 3 Bedrooms
 /Full Bathroom on the 2nd floor, and an open floor plan Kitchen, Dining Room, Living Room, Sun Room
 and direct access to a deck and rear yard on the 1st Floor. The home is a truly excellent opportunity to acquire
 and live in a remarkable home and area.



Name **Nick Arsenis**
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 Mobile (917) 531-4029

BASE INFORMATION:

Bed : 3
 Bath : 1

LAND INFORMATION:

Lot : 20 x 100
 Dimensions
 Frontpage : 20
 Depth : 100
 Square feet : 1326
 Lot Size : 20

CONVENIENCE:

NEIGHBORHOOD:

Super market : 5 minutes by Walk
 Airport : 10 minutes by Car
 Bus station : 1 minutes by Walk
 Train station : 15 minutes by Walk
 Shopping : 5 minutes by Walk
 center