

\$3,480,000 - 5405 6th, Brooklyn

MLS® #488777

\$3,480,000

0 Bedroom, 0.00 Bathroom, 4,723 sqft

Mixed Use / Store & Family

N/A, Brooklyn, New York

Prime Location in Sunset Park, Busy high traffic area newly rebuilt gut renovated from ground up legal 3 family with storefront & basement. storefront/Office/ Storage "Accessory" Not included in Cap Rate! Totally rebuilt in 2009-2010 new construction- Huge three residential apartments, each consist of 4 bedrooms & 2 full baths & 2 balcony! Lots of closet space, Average residential size 1,822 sq ft with high ceiling! New kitchen bathroom, floors too much to say! Month to month occupancy! Newly renovated Storefront 1,080 sq ft with full finished basement with high ceiling & bathroom with its separate entrance & boiler! Tenants pays own heat with new HVAC AC/Heating unit! Building size 20 x 55 lot size 20 x 80. R6 S2 zoning. Storefront newly renovated-tenant moved out -no lease - paying \$ 5,000-month NNN lease. Projected Cap rate 7% with many upsides potential Projected \$ 366,000 yr income! All market values! Near 8th Or 4 Avenue shopping corridor, all train, restaurant & much more!



Built in 1910

Essential Information

MLS® #	488777
Price	\$3,480,000
Bathrooms	0.00
Square Footage	4,723
Year Built	1910

Type	Mixed Use / Store & Family
Sub-Type	Mixed Use
Status	Active

Community Information

Address	5405 6th
Area	Sunset Park
Subdivision	N/A
City	Brooklyn
County	Kings (Brooklyn)
State	New York
Zip Code	11220

Interior

Interior	Hardwood, Tile, Laminate, Lin
Interior Features	Intercom, Window Display, Lo
Heating	Ductless/Split, Hot Water, Ot
# of Stories	4
Has Basement	Yes
Basement	Finished, Full, Separate Entra

Exterior

Exterior	Brick
Exterior Features	Fence - Full, Sign “ Roof, “ Underground
Roof	Flat
Construction	Brick
Foundation	Poured Concrete

Additional Information

Date Listed	January 22nd, 2025
Days on Market	203
Zoning	R6A
Tax	\$16,354

Listing courtesy of Brooklyn Real Property Inc.

