

\$2,880,000 - 4405 8th, Brooklyn

MLS® #489368

\$2,880,000

0 Bedroom, 0.00 Bathroom, 3,000 sqft

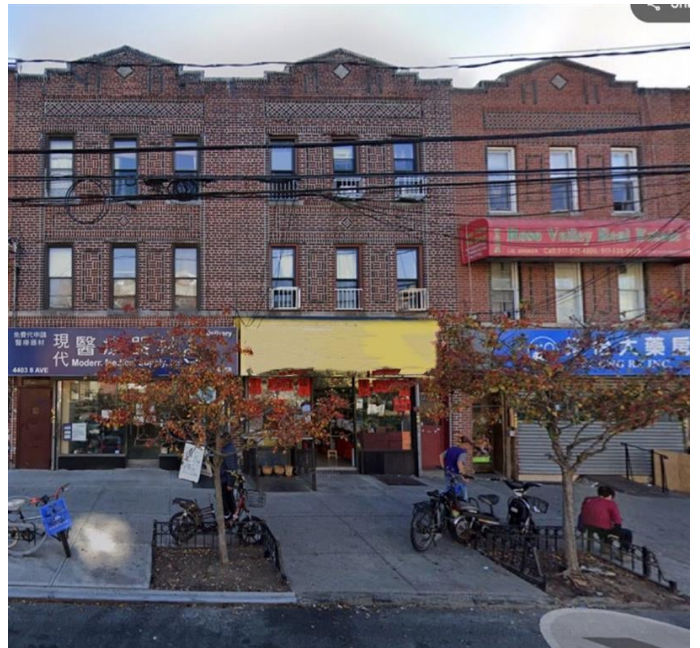
Mixed Use / Store & Family

N/A, Brooklyn, New York

Meticulous Investment Opportunity in Sunset Park – Premier Mixed-Use Property with Exceptional Growth Potential Nestled in the vibrant and dynamic 8th Avenue heart of Sunset Park, Brooklyn, business district where every possible convenience will be your back and call. Incomparable opportunity for investors, developers, and visionaries seeking a high-yield, value-driven acquisition.

Seamlessly blending commercial opportunity with residential stability, this property is a true gem in one of Brooklyn’s most dynamic neighborhoods. This exceptional asset features one prominent commercial storefronts and two residential units. Sitting on a 20 ft x 75 ft lot, with a building of 20 ft x 62 ft (Storefront) and 20 ft. x 52 ft. (Residential Units), it provides versatile space configurations to maximize revenue potential. Property boasts an R6 Zoning with an FAR of 3.0 Please consult with a licensed architect for precise and accurate FAR usage. Located in 8th ave. Chinatown, known for its vibrant cultural scene, thriving business district, and unparalleled accessibility, this property benefits from strong tenant demand and exceptional foot traffic. Surrounded by major transit options, lively retail corridors, parks, and essential amenities, it offers an unmatched living and business environment that continues to attract quality tenants.

Built in 1921



Essential Information

MLS® #	489368
Price	\$2,880,000
Bathrooms	0.00
Square Footage	3,000
Year Built	1921
Type	Mixed Use / Store & Family
Sub-Type	Mixed Use
Status	Active

Community Information

Address	4405 8th
Area	Sunset Park
Subdivision	N/A
City	Brooklyn
County	Kings (Brooklyn)
State	New York
Zip Code	11220

Interior

Interior	Hardwood
Interior Features	None
Heating	Baseboard
# of Stories	3
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior	Brick
Exterior Features	None
Roof	Flat
Construction	Brick
Foundation	Other

Additional Information

Date Listed	February 28th, 2025
Days on Market	247
Zoning	R6
Tax	\$7,000

Listing courtesy of Re/Max Real Estate Professiona

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