

# 4850 White Plains Road, Bronx, NY 10470

FOR SALE

Renovated

2 Apartments

1 Store

Bronx / Mt Vernon border



## 4850 White Plains Rd, Bronx NY 10470

Block / Lot	<b>5116 / 25</b>
Lot Size	<b>25.58 x 75.5</b>
Zoning	<b>R5 / C2-2</b>
FAR	<b>1.25 / 1.00</b>
Lot Area	<b>1,975</b>
Assessment	<b>\$22,735</b>
Tax Rate (Class IV)	<b>20.9190%</b>
Property Taxes	<b>\$4,767</b>
Building Size	<b>2,000 SF</b>

<u>Rent Roll</u>	<u>Lease Expiration</u>	<u>Monthly</u>
<u>Rent</u>		
Store	2024	\$3,500
1 Bedroom Apt	Projected/Vacant	\$1,500
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Projected Annual Income		\$78,000
Projected Expenses		\$25,000
Projected Net Operating Income		\$53,000

**ASKING PRICE: \$850,000**

**David Simone  
Bradley Evans**

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