

# 68 COOPER STREET

Inwood, New York

In between West 204<sup>th</sup> Street and West 207<sup>th</sup> Street



**GOLDENWOOD  
PROPERTY ADVISORS**

30-UNIT DEVELOPMENT SITE IN INWOOD

## PROPERTY FEATURES

Block:	2240	Lot:	27
Lot Dimensions:	50' x 100'	Lot SF:	5,000
Zoning:	R7A		
Residential FAR:	4.00	ZFA:	± 20,000 SF
Facility FAR:	4.00	ZFA:	± 20,000 SF
Property Class:	V1	Neighborhood:	Inwood
Tax Class:	4	Taxes (18/19):	\$11,474

Goldenwood Property Advisors, Inc. ("GPA") has been exclusively retained by ownership to offer 68 Cooper Street, New York NY 10034 (the "Property") to qualified investors for acquisition. The Property has ± 20,000 ZFA of air rights and sits in one of the most coveted areas of Inwood. Approximately 30 residential units can be built on this site. The condos and co-ops in this area consistently outperform the local market and new developments are already being built with more on the way. 68 Cooper Street is well located with the A train a mere block away and the 1 Train well within walking distance. Ownership has provided us with preliminary plans for an apartment building that they had planned to build before the Inwood rezoning.



**ASKING PRICE: \$3,750,000**

**FOR MORE INFORMATION, PLEASE CONTACT:**

**Lev Kimyagarov**  
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212.875.1800

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135 East 57<sup>th</sup> Street  
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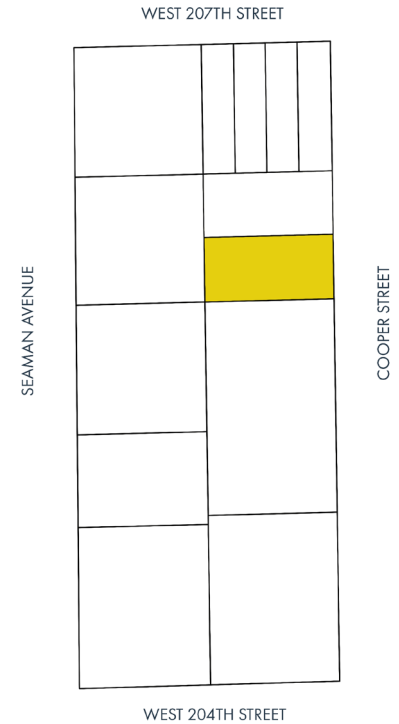
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