

# Mixed Use - Nyack, NY



## 78 Burd Street, Nyack, NY, 10960

Offered at \$525,000

Prime Multi-Use Residential and Commercial building in heart of Nyack. Ideal for the investor who wants to run a Business and have Rental Income as well or live on the premises. Two separate storefronts with an apartment on the second floor. The two separate storefronts are approximately 700 sqft each, underneath the storefronts is a full basement with plenty of room for storage. Pro forma rent per Storefront is \$1500 The second floor apt has a private entrance it is 2/3 bedrooms plus an additional loft in the living room. It is spacious and bright. Large living room with cathedral ceilings, as well there is a large private deck off of the kitchen which is great for entertaining family and friends. It is currently rented out for \$2450.00 Walking distance to river and steps to public transportation. Location is easily accessible from anywhere in Bergen, and Rockland Counties and is close to the Tappan Zee Bridge, NYS Thruway, Palisades Pkwy, and Garden State Pkwy.

0 Bedrooms

0 Bathrooms

Unknown sqft sqft

Built: Unknown year



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