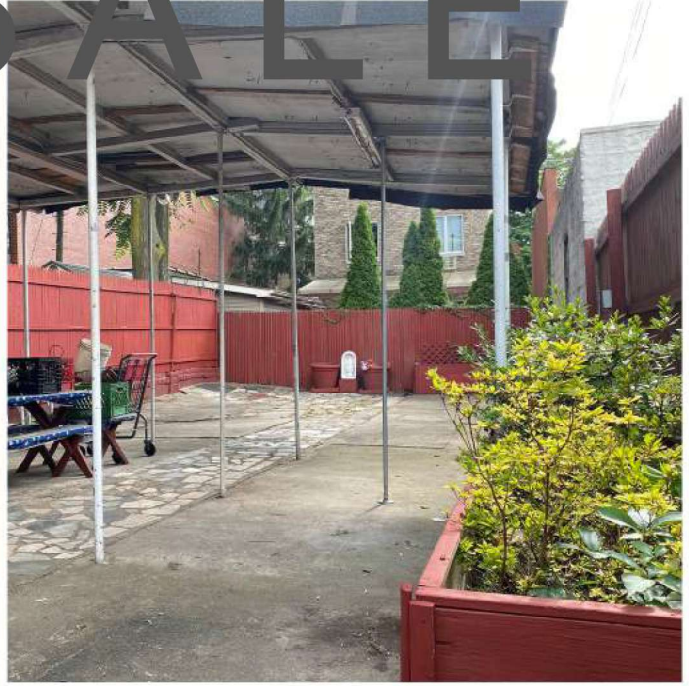


FOR SALE



6268 60TH STREET, RIDGEWOOD NY 11385

\$697,000



REDUCED PRICE

ONE-FAMILY HOUSE

LID2021070662681
WERBAREALTY.COM

MATT DURALIEV
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WERBA REALTY 



718-456-9600



LID202107662681



WERBAREALTY.COM

PROPERTY CHARACTERISTICS

Appearance:	Needs TLC
Construction:	Frame
Att/Semi-Det/Det:	Detached
# of Families:	1 Residential Units
# of Units:	1
# of Stories:	2
Basement:	Full
Finished Basement:	No
Building Size:	22x30
Int. SF:	1,452 SF
Listing \$/SF:	\$495.10/SF
Lot Size:	25x100
Lot SF:	2,511 SF
Year Built:	1925
Zoning:	R5B
School District:	24 Community District

ROOMS

# of Rooms:	6.00 Rooms
# of Bedrooms:	3 Bedrooms
# of Kitchens:	1
Total Bathrooms:	1
# of Full Bathrooms:	1
Dining Room:	Y
Auxiliary Rooms:	Attic

APPLIANCES, FLOORING, & UTILITIES

Stove:	1
Refrigerator:	1
Washer:	1
Dryer:	1
Other Appliances:	2 AC Units
Wood Floors:	✓
Fuel:	Gas
Gas:	Gas
# of Heating Zones:	1
Air Conditioner:	2

FLOORPLAN

Basement Subfloor:	Full Unfin w. Access to Backyard
Level 1:	Foyer, Kit, LR, Dr, Office, Access to Yard & Basement
Level 2:	3BR, 1 Full Bath, access to Attic
	Full Attic with storage and access to roof

OUTDOOR SPACE & PARKING

Yard:	✓
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EXPENSES

Total Taxes:	\$4,073 Taxes
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NOTEWORTHY

Pets:	X
No Smoking:	✓
Transportation/Shops:	Fresh Pond/ Metropolitan/Forest Ave

DESCRIPTION

Bring your vision to this diamond in the rough - one family, FULLY DETACHED home with 3 Bedrooms, Living Room, Dining Room, Kitchen & Bath; Attic = storage. Access to nice size backyard from front sidewalk through the left side of property and also through basement. Perfect opportunity for those looking to move into their own home and ready to make it their own.

