

FOR SALE



8 Preston Street, Port Washington, NY 11050

\$950,000

**Two Family House
NEWLY RENOVATED
DELIVERED VACANT AT CLOSING**

LID2023041382
WERBAREALTY.COM

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REALTY



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LID2023041382 | MLS#3471069

718-456-9600

PROPERTY CHARACTERISTICS

Appearance:	Good
Construction:	Frame
Att/Semi-Det/Det:	Detached
# of Families:	2 Residential Units
# of Units:	2
# of Stories:	2
Skylight:	
Basement:	Full
Finished Basement:	No
Int. SF:	
Listing \$/SF:	
Lot Size:	60x102
Lot SF:	5,940 SF
Year Built:	1909
Zoning:	Port Washington
School District:	24

ROOMS

#of Rooms:	11
# of Bedrooms:	6
# of Kitchens:	2
# of Dining Rooms:	1
Total Bathrooms:	3
# of Full Bathrooms:	3
# of Half Bathrooms:	0

APPLIANCES, FLOORING, & UTILITIES

Stove:	
Refrigerator:	
Dishwasher:	
Microwave:	
Washer:	
Dryer:	
Other Appliances:	
Wood Floors:	✓
WW Carpet:	
Fuel:	Oil
Heat:	HW
Gas:	
# of Heating Zone:	2

PROPERTY DESCRIPTION

A RARE, UNIQUE SIDE-BY-SIDE 2 FAMILY HOUSE ON AN OVERSIZE GRASSY LOT, 60 X 102, IN THE HEART OF PORT WASHINGTON, GREAT FOR BACKYARD ENTERTAINING AND RECREATION OR COFFEE ON THE FRONT PORCH. THE HOUSE IS NEWLY RENOVATED WITH NEW ELECTRIC PLUMBING, FLOORS, BATHROOMS AND BACK FLOW VALVE...GAS HOT WATER AND OIL HEAT. THE KITCHENS HAVE GRANITE COUNTERTOPS, EACH UNIT IS EQUIPPED WITH A GAS METER, ELECTRIC METER AND BOILER. THE FLOOR PLAN WORKS GREAT FOR EXTENDED FAMILY, IN-LAWS, OR FOR RENTAL INCOME. COME TAKE A LOOK AND SEE HOW IT CAN FUNCTION FOR YOU!!

FLOORPLAN

Basement Subfloor:	Full-Unfinished
Level 1:	Full Kitchen, Bathroom
Level 2:	Full Kitchen, Bathroom

OUTDOOR SPACE & PARKING

Other:	Large Backyard
Garage Spaces:	

EXPENSES

Total Taxes:	\$14,885.00
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NOTEWORTHY

Pets:	
No Smoking:	
Transportation/Shop:	Port Washington LIRR Station

Located close to water for daily outings and beach trips with family and friends!

DELIVERED FULLY VACANT AT CLOSING

