

1 Ipswich Ave, Great Neck, NY 11021

Unit #: 321

List Price: \$1,175,000



<b>ML#:</b> 3108414	Condo	Det	LSC: NEW
<b>Sec/Area:</b>		Devel: Cameo Plaza Condominium	
<b>Schools:</b> 7	Great Neck	<b>Model:</b> Duplex	
<b>Taxes:</b> \$11,993.00		<b>Rooms:</b> 6	
<b>Vill Tax:</b> \$1,293.00		<b>Br:</b> 3	<b>MBR 1st Flr:</b> N
<b>Total Taxes:</b> \$13,286.00		<b>Baths Full:</b> 2	<b>Baths Half:</b> 1
<b>Taxes w/Basic STAR:</b>		<b>Bsmt:</b> Full	<b>Fin. Bsmt:</b>
<b>Com Charges:</b> \$845.51		<b>Sec:</b> 2	<b>Dis:</b>
<b>Maint.:</b>	<b>Ded%:</b>	<b>Block:</b> 300	<b>Lot:</b> 868
<b>Adult Comm:</b> N	<b>Gated:</b>		
<b>Building:</b> Ca0056	<b>Tax Unit#:</b>		
<b>Beach Rts:</b>	<b>Dock Rts:</b>		

Cross Street: Cuttermill

Walk Score®: 80

Directions: Middle Neck Rd to Cuttermill Rd, Right on Ipswich Ave.

**Property Desc:** Bright & Spacious Totally Renovated 3 Br Duplex in the Luxury 24 Hour Doorman building of Cameo Plaza. L Shape Lr/Dr W/Double Height Ceiling, Granite Custom Kit, Hardwood Floors throughout, Large Master Br On 2nd Floor W/New MBth & Walk-in Closet, lots of closet space. Apt is Facing the Front of the Building. 2 Parking spots. Convenient to town & LIRR. Must See !

<u>Property Info</u>	<u>Rooms/Building</u>	<u>Appliances/Utilities</u>	<u>Exterior/Misc</u>
<b>Appx Yr Built:</b> 1980 <b>New Construct:</b> N <b>Construction:</b> Brick <b>Front Expose:</b> <b>Corner:</b> <b>Appearance:</b> Mint <b>Waterfront:</b> N <b>Waterview:</b> N <b>Bulkhead:</b> <b>Bylaws Attached:</b> <b>Managing Agt:</b> Alexander Wolf <b>Manage Agt Ph:</b> 516-349-0540 <b>Amenities:</b>	<b>Kitchen:</b> Eik <b>Dining Room:</b> L-Shaped <b>Appx Int Sqft:</b> 1833 <b>Wood Floors:</b> Y <b>W/W Carpet:</b> N <b>Fireplaces:</b> <b>Skylight:</b> <b>Elevator:</b> Y <b>Smoking:</b> N <b>Doorman:</b> Y <b>Pets:</b> N <b># Flrs in Bldg:</b> 3 <b># Flrs in Unit:</b> 2 <b>Unit on Flr#:</b> 3	<b>Stove:</b> Y <b>Refrigerator:</b> Y <b>Dishwasher:</b> Y <b>Washer:</b> Y <b>Dryer:</b> Y <b>A/C:</b> CAC <b>CAC Zones:</b> 1 <b>Heat:</b> Elec, Elec <b>Heating:</b> <b>Electric:</b> <b>Cable:</b> Y <b>Sewer:</b>	<b>Garage:</b> 2 <b>Parking:</b> Y <b>Spaces:</b> 2 <b>Parking Charges:</b> <b>Patio/Terrace:</b> Y <b>Pool:</b> N <b>Tennis Ct:</b> <b>Management:</b> Wolf <b>Insurance:</b> <b>Reserve:</b> <b>Fees:</b> <b>Oth Fees:</b>

**Bsmt/Subfl:**  
**1st Floor:** Spacious L-Shape LR/DR,Eik,Br,Pwdr Rm,Laundry Rm,Balcony  
**2nd Floor:** Lg MBr W/updated MBth & Walk-in Cl,2nd Br,Full Updated Bth  
**Auxiliary Rooms:** Gym,24 Hr Doorman

**Also For Rent:** N  
**Short Sale:** N  
**REO:** N

**Max Finance %:**  
**Flip Tax:**

**Personal Property Exclusions:**

**Energy Efficient Features:** N

**Handicap Accessible:** Y

**List Price:** \$1,175,000

**Owner Financing:**

**Finance Restrictions:**

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