



E-Mail: Victor@VictorWeinberger.com

**For Sale: Woodside 2 Fam Det Home with an additional lot
(50 x 90 Lot both properties)**

**48-43 58th Place, Woodside, NY, 11377
(Block# 2327 Lot# 8 and Lot# 7)**

Off Laurel Hill Blvd: service road to the Brooklyn/Queens Expressway (Route 278)

**Description: 2 story 2 Fam home on a 30 x 90 Lot, Plus an Additional Vacant Lot is 20 X 90 Lot
(house and Lot are on the same deed, but have 2 separate lots)**

Walk 10 blocks to Roosevelt Ave Subway

Home Bldg size: 20 x 50 (needs some TLC). It is built to the property line and has a Garage.

Can Build additional House on property without knocking down existing house

Current building is on the line (20 x 50 Bldg).

New Building Detached will be 17 x 50 (which leaves the 8 and 5 feet required for the new house)

Close to All (schools, shopping, transportations and highways)

Price Reduced to sell: \$1,199,995



The asking price for the property was based on the information given to us by the owner(s) of the property and obtained from sources we deem reliable. Because Re/Max Team cannot guarantee this information, we suggest that the purchaser(s) do their own independent study pertaining to size, zoning analysis, as well as, the proper buildable square footage allowed on these properties.



48-43 58th Place: House Overview

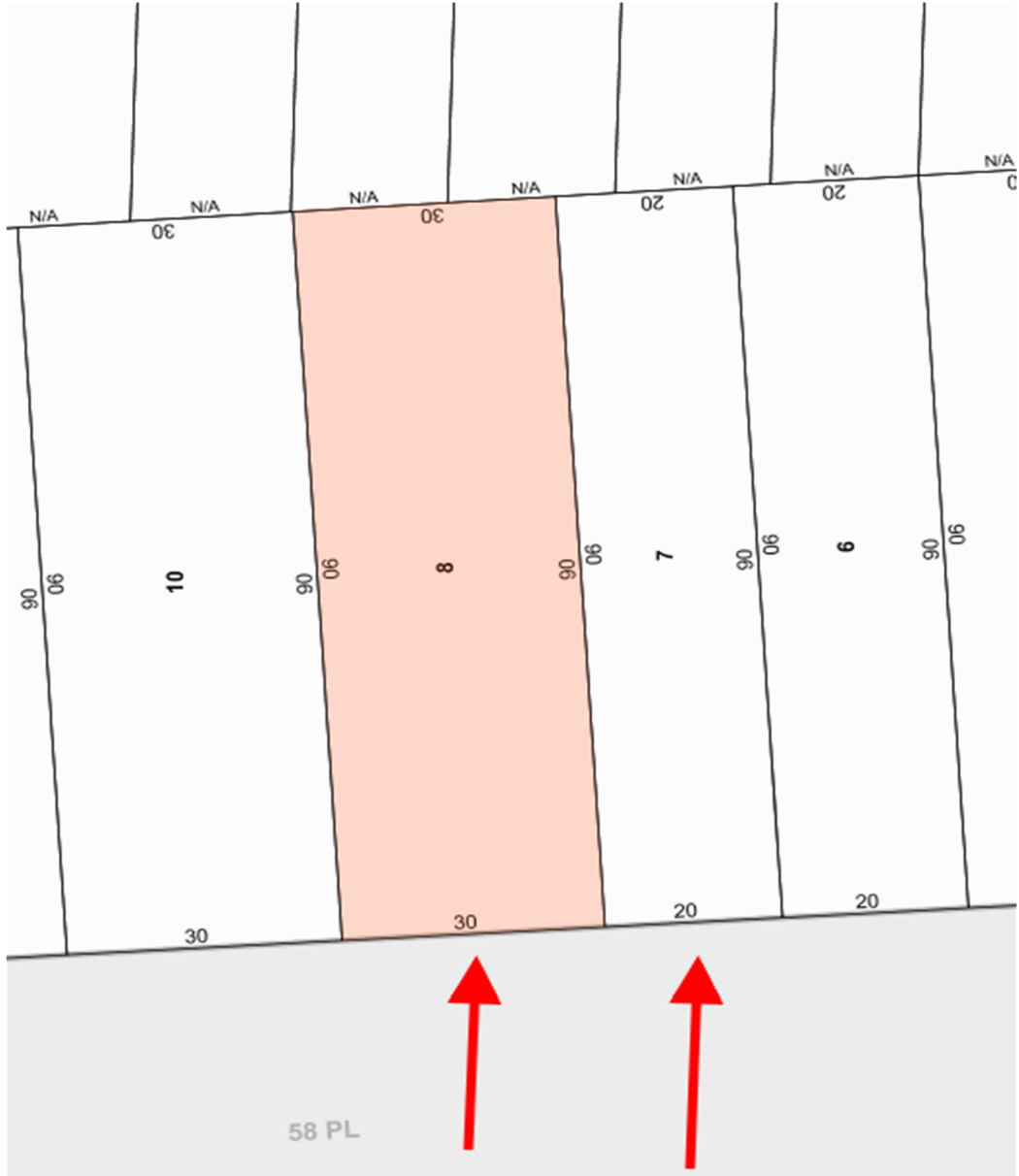
Address		Building	
Primary address	4843 58 PI	Building class	Two Family Frame (B2)
Alternate address(es)	48-43 GARAGE 58 PI	Building sqft	2,000
	48-43 58 PI	Unfinished sqft	1,000
Zip code	11377	Building dimensions	20 ft x 50 ft
Borough	Queens	Year built	1935 (estimated)
Block & lot	02327-0008	Stories	2
Sanborn map	409 037	Certificates of Occupancy	
Tax map			
Owner		Style	
Name	.	Construction type	Brick
Address	48-43 58 PLACE Queens, NY 11377	Exterior wall	Stucco
		Exterior condition	Average
		Garage sqft	400
Purchase date		Use	
Purchase price		Residential units	2
		Residential sqft	2,000
		Average residential unit size	1,000
Property Taxes		Lot	
Tax class	1	Lot sqft	2,700
Tax assessor's market value	\$734,000	Lot shape	Regular
Current tax bill	\$6,335	Lot dimensions	30 ft x 90 ft
		Corner lot	No
		Buildings on lot	1
Neighborhood		Zoning	
Neighborhood	Woodside	Zoning districts	R5
Community district	2	Zoning map	13c
Closest police station	1.36 Miles		
Closest fire station	0.41 Miles		
School district number	30		
Census tract	245		
Hazards & Environment		Floor Area Ratio (FAR)	
Toxic site on this property	No	Residential FAR	1.25
Neighboring toxic sites	No	Facility FAR	2
		FAR as built	0.74
		Allowed usable floor area	3,375
		Usable floor area as built	1,998



48-43 58th Place: Vacant Lot Overview

Address Zip code 11377 Borough Queens Block & lot 02327-0007 Sanborn map 409 037 Tax map		Building Building class Zoned Residential - Not Manhattan (V0)	
Owner Name Address		Lot Lot sqft 1,800 Lot dimensions 20 ft x 90 ft Corner lot No	
Property Taxes Tax class 1B Tax assessor's market value \$114,000 Current tax bill \$887		Zoning Zoning districts R5 Zoning map 13c	
Neighborhood Neighborhood Woodside Community district 2 Closest police station 1.36 Miles Closest fire station 0.42 Miles School district number 30 Census tract 245		Floor Area Ratio (FAR) Residential FAR 1.25 Facility FAR 2 Allowed usable floor area 2,250	
Hazards & Environment Toxic site on this property No Neighboring toxic sites No			

TAX MAP



Building and Garage are registered

[BIS Menu](#) | [Property Browse](#)



NYC Department of Buildings
Property Browse by Boro/Block/Lot

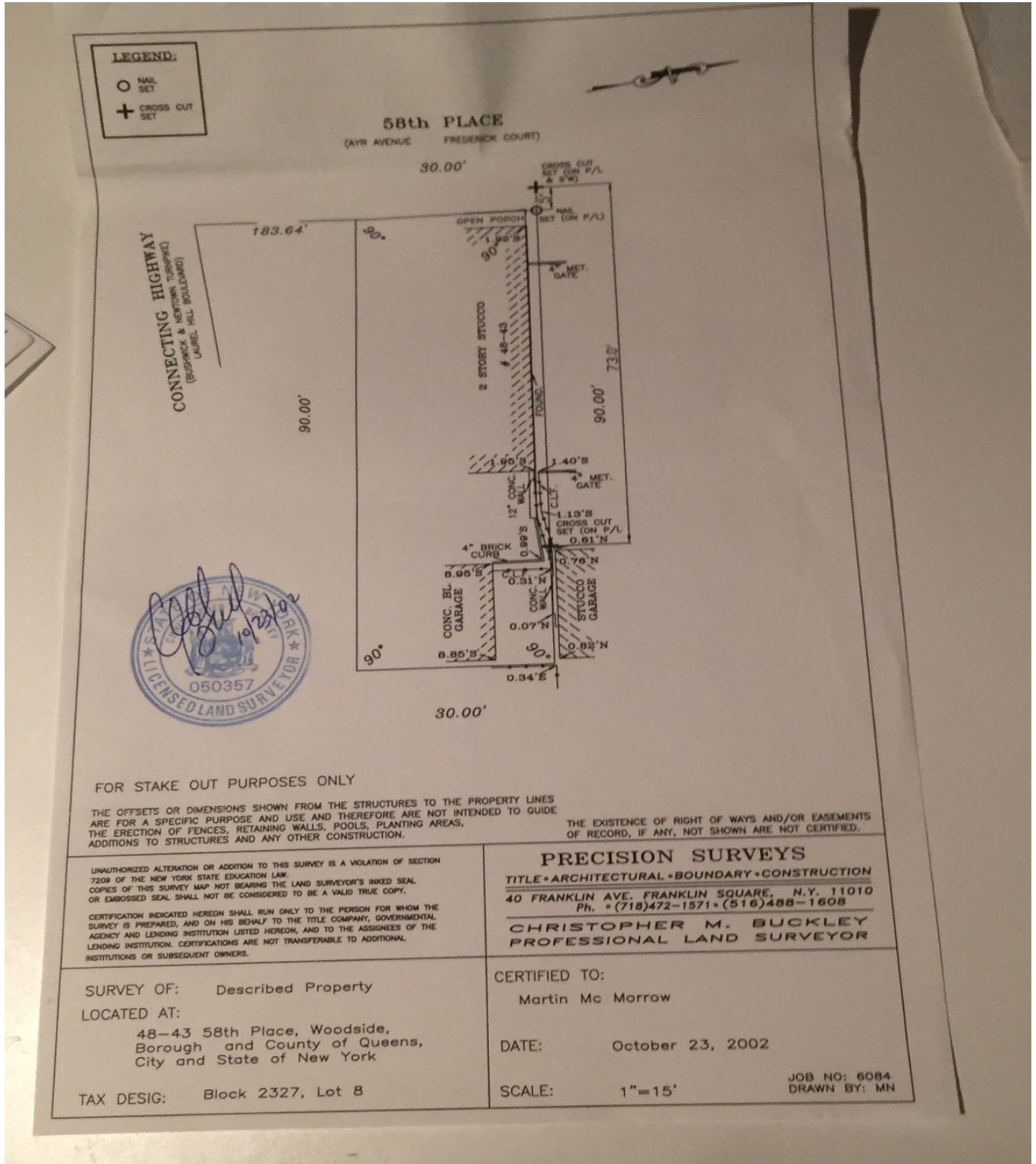
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Browsing QUEENS Block 2327 Lot 8

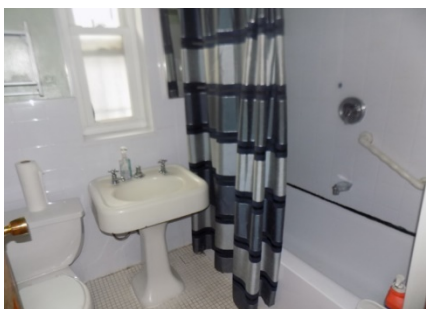
TAX LOT	ADDRESS	HOUSE NUM RANGE	LANDMARK	OBSOLETE	BIN
8	48-43 58 PLACE	48-43 - 48-43			4053674
8	48-43 GARAGE 58 PLACE	48-43GAR - 48-43GAR			4548238


For Sale
VICTOR WEINBERGER
917-806-7040
RE/MAX 866-308-6699
 Team, Inc. www.VictorWeinberger.com

HOUSE SURVEY (does not show 20 x 90 Lot#7)

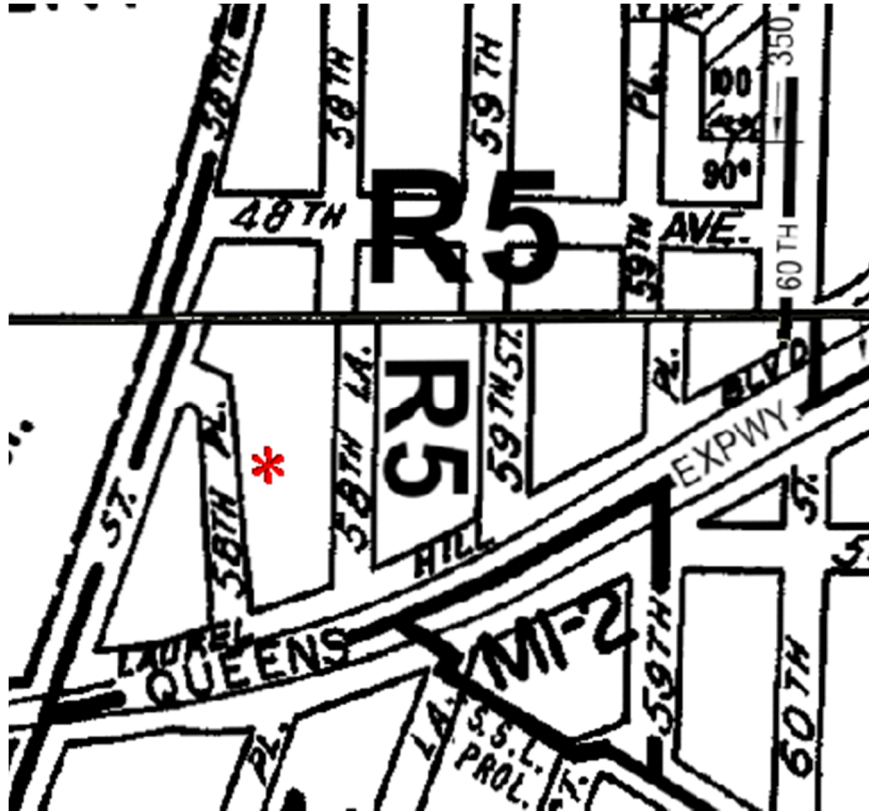


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ZONING MAP



Driveway View



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