

**TWO-FAMILY BRICK BUILDING IN PRIME RIDGEWOOD • PRIVATE DRIVEWAY • LARGE BACKYARD**



# 5923 GATES AVENUE

LOCATED BETWEEN 60TH PLACE AND FOREST AVENUE

- This two-family, three-story home is located in Ridgewood, 6 minutes away from the M train at Forest Ave, steps away from multiple bus lines.
- First and second floor are a mother-daughter duplex plus a garage.
- Duplex unit features three bedrooms on the second floor, while the first floor includes one bedroom and either an office or a small second bedroom. Additionally, there are two bathrooms in this unit.
- Third floor is a three bedroom, one bathroom apartment.
- The building measures 22' x 51', and a total of 3,366 square feet
- The property sits on a lot measuring 26' x 100' and 2,600 square feet.
- Private driveway and backyard.
- The property will be **delivered vacant**.

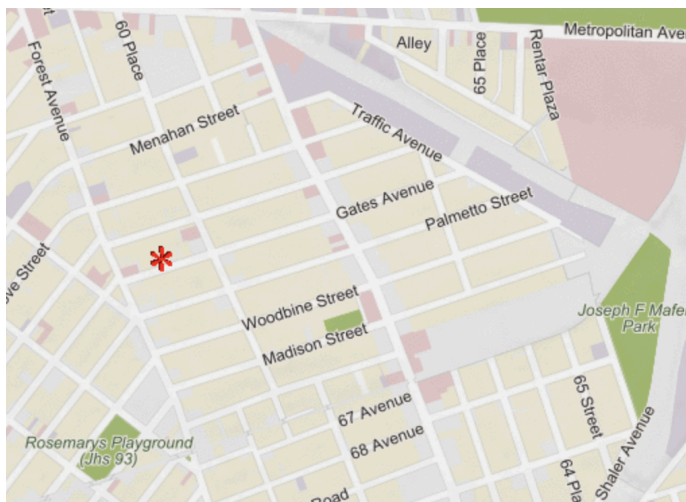
**LICENSED BROKER & PRINCIPAL**

**DANIEL BARCELOWSKY**

PHONE : 646.373.7944

E-MAIL : [DANIEL@EVRGREALTY.COM](mailto:DANIEL@EVRGREALTY.COM)

**\$1,450,000**



BLOCK/LOT	03497-0078
LOT DIMENSION	26' X 100'
LOT SF	2,600
STORIES	3
UNITS	2
YEAR BUILT	1965
ZONING	R5B
BUILDING DIMENSIONS	22' x 51'
BUILDING SF	3,366
FAR	RES - 1.35 / FAC - 2



