

Closed 4/15/26

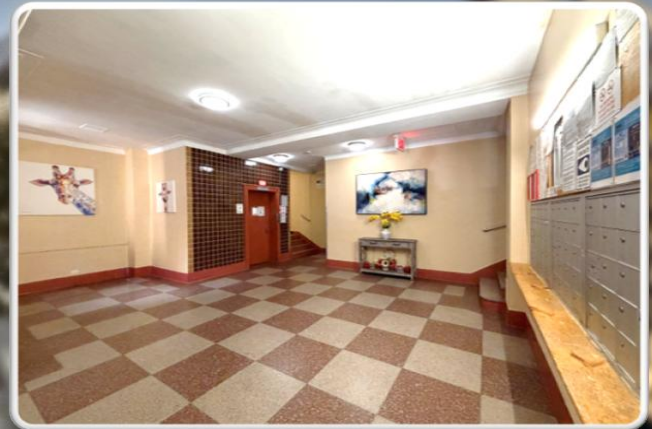
SALE PRICE
\$3,083,175

11.5%
CAP

3.4
x Rent

\$54
/SF

\$51K
/Unit



1951-BUILT, WELL-MAINTAINED 60-UNIT ELEVATOR SERVICED MULTIFAMILY SHOWCASING PRIDE OF OWNERSHIP & STRONG FUNDAMENTALS

2025 Walton Avenue, The Bronx - Team Lala of RM Friedland closed out the sale of this 60-unit multifamily elevator building.

Built in 1951, this six-story, semi-fireproof brick property totals approximately 57,000 square feet and is comprised entirely of residential apartments. The building features a clean glass and metal entranceway leading to a thoughtfully curated lobby, where modern artwork and tasteful decorative elements complement the steel and marble staircases.

LED lighting throughout the common areas enhances the building's contemporary feel, supported by an intercom system and a comprehensive network of security cameras. Resident convenience is enhanced by a dedicated laundry room, an interior compactor room, and a passenger elevator in good working order.

Electrical service is modernized with circuit breakers throughout, and all gas meters are neatly arranged in the basement for efficient maintenance access. The property's

mechanical systems include a 1981 dual-fuel boiler currently operating on gas, supported by a 5,000-gallon above-ground #2 oil tank that provides additional fuel flexibility.

The building demonstrates consistent management and care, with its mechanicals, lighting, and safety systems all reflecting a commitment to long-term upkeep.

The overall presentation—both interior and exterior—conveys pride of ownership and stable physical condition, positioning the asset as a reliable income-producing investment in a strong Bronx rental market.

Situated in a well-established residential area, the property benefits from close proximity to public transportation options, local shopping, dining, and community amenities. Residents have access to nearby schools, healthcare providers, and recreational spaces that make the location convenient and livable for a wide tenant base.

FOR GUIDANCE & DILIGENCE, CONTACT EXCLUSIVE AGENTS

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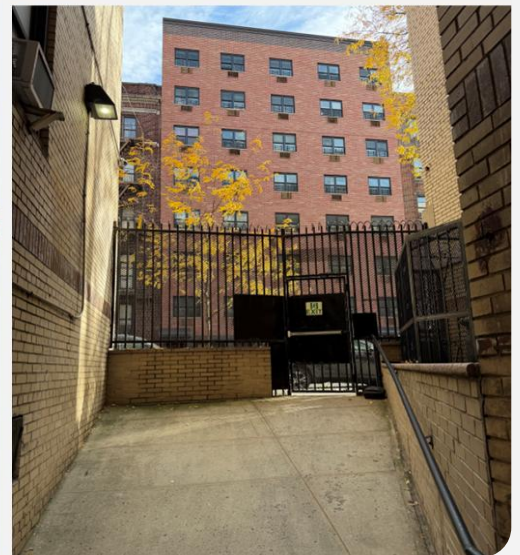
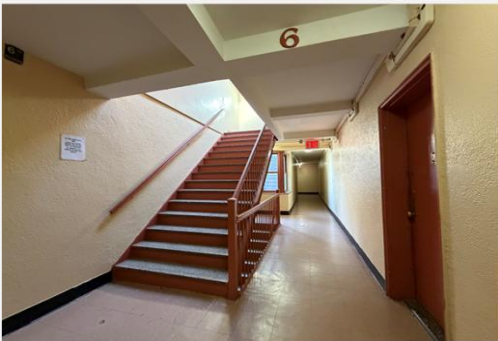


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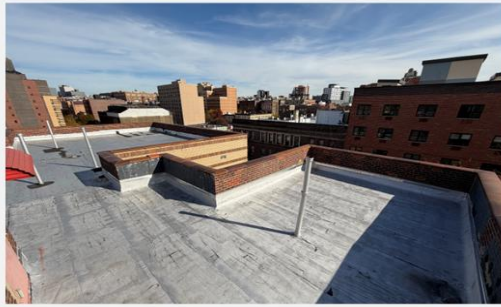
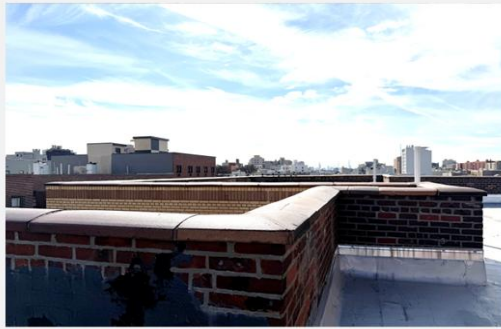


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2025 WALTON AVE



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Provides Free and Confidential
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