

20-Asset Bronx & Manhattan Portfolio

18 Apartment Buildings • 1 Retail/Office • 1 Development Site
984 Units • Over \$16.3 Million Gross • Extremely Low Violations

**11 Assets Are Now Under Hard Contract
6 More Have Accepted Offers**



ARTISTIC RENDERING / VISUALIZATION

Exclusively Listed By The Investment Sales Team @
RMFriedland LLC of Harrison, NY & Lala Realty Group of Lodi, NJ



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2363 PROSPECT AVE, THE BRONX



NOW IN CONTRACT

◆ 26 Units ◆ 20,034 SF

◆ \$474,977 Gross ◆ \$143,140 NOI



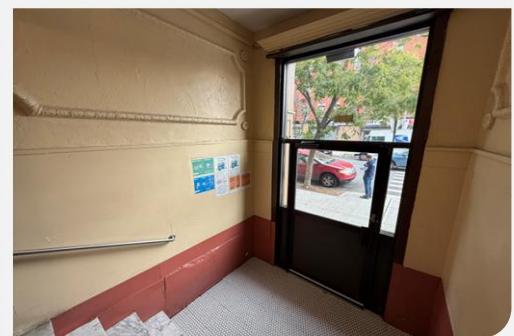
651 CRESCENT AVE, THE BRONX



NOW IN CONTRACT

◆ 27 Units ◆ 18,350 SF

◆ \$444,771 Gross ◆ \$171,657 NOI



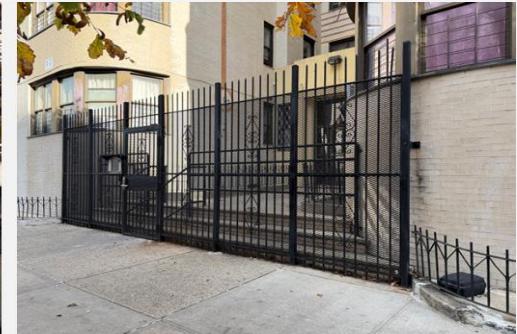
2805 POND PL, THE BRONX



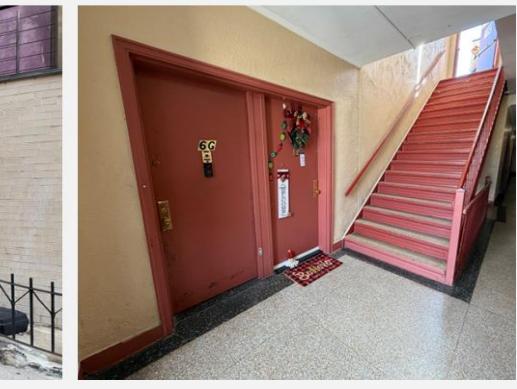
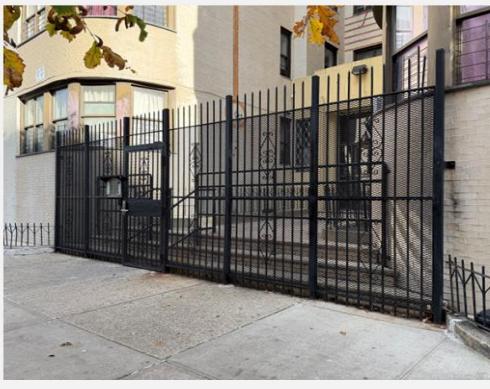
NOW IN CONTRACT
 ♦ 60 Units ♦ 66,860 SF
 ♦ \$1,008,240 Gross ♦ \$411,255 NOI



2388 TIEBOUT AVE, THE BRONX



NOW IN CONTRACT
 ♦ 55 Units ♦ 56,448 SF
 ♦ \$868,093 Gross ♦ \$339,462 NOI



2180 ANTHONY AVE, THE BRONX

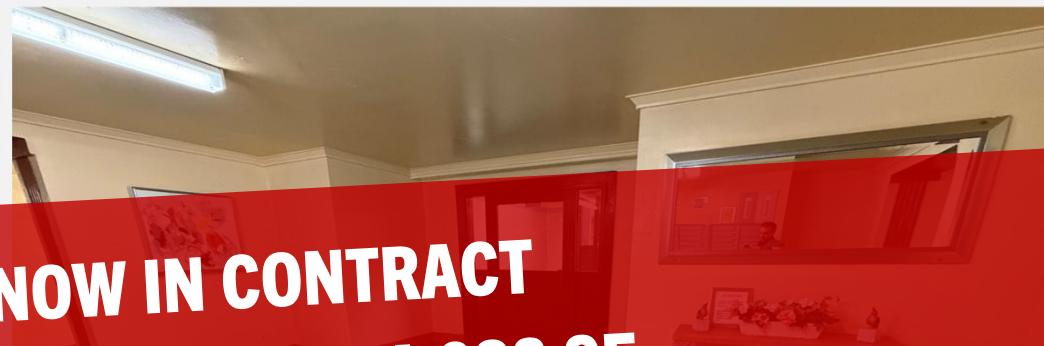


NOW IN CONTRACT

◆ 39 Units ◆ 33,600 SF
 ◆ \$579,112 Gross ◆ \$204,264 NOI



1818 ANTHONY AVE, THE BRONX

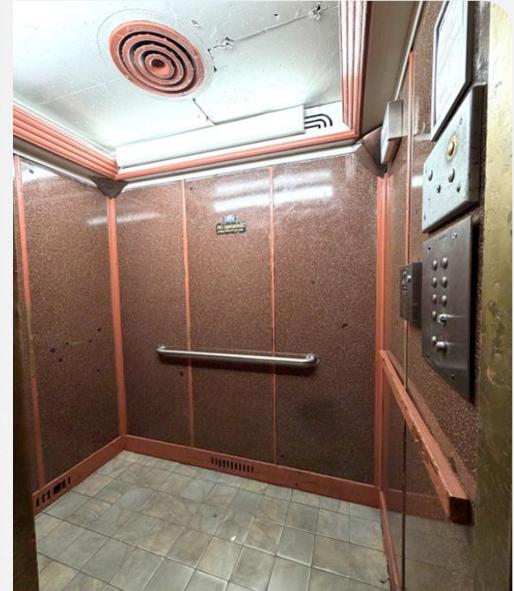


NOW IN CONTRACT

◆ 73 Units ◆ 64,032 SF
 ◆ \$1,204,388 Gross ◆ \$472,453 NOI



2025 WALTON AVE, THE BRONX



NOW IN CONTRACT

◆ 60 Units ◆ 57,000 SF
 ◆ \$888,615 Gross ◆ \$322,514 NOI



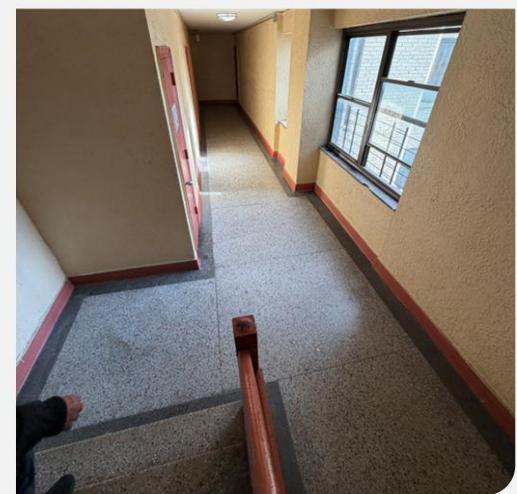
1915 MORRIS AVE, THE BRONX



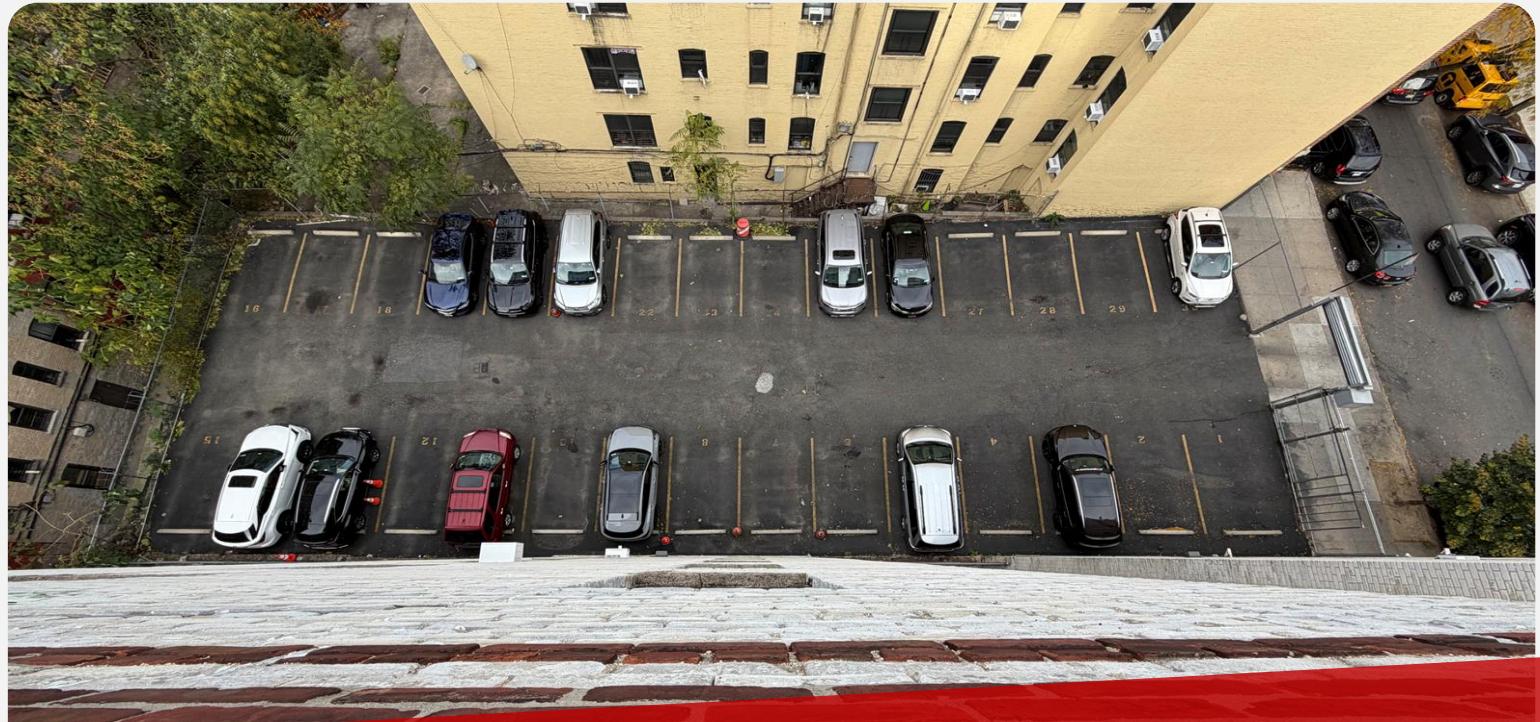
NOW IN CONTRACT

◆ 54 Units ◆ 57,000 SF

◆ \$912,936 Gross ◆ \$302,535 NOI

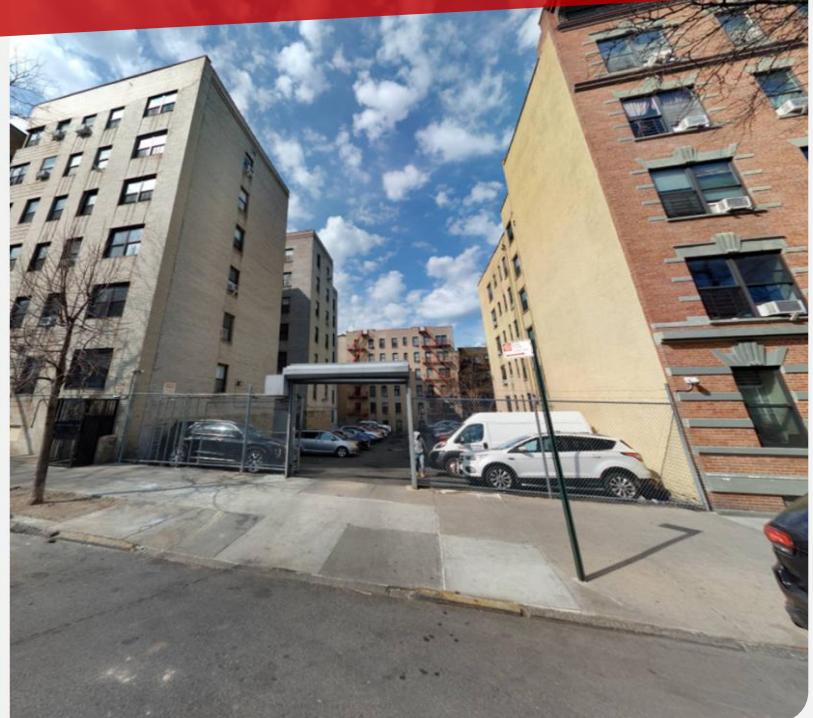
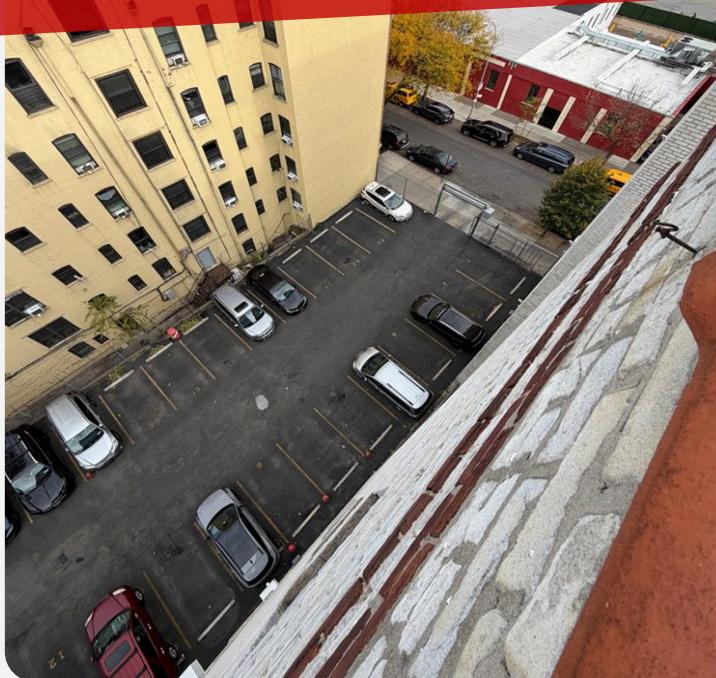


1917 MORRIS AVE, THE BRONX



DEVELOPMENT SITE IN CONTRACT

◆ R8-ZONED ◆ 50' x 135'
FROM 40K TO 48K+ BUILDABLE SF



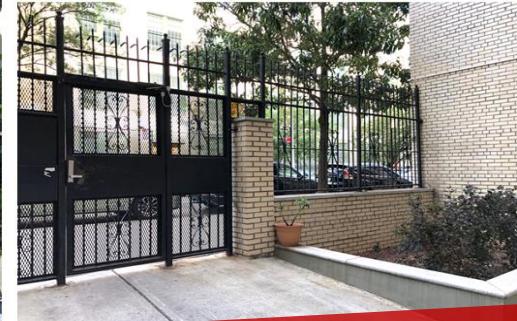
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1860 MORRIS AVE, THE BRONX



NOW IN CONTRACT

◆ 67 Units ◆ 66,550 SF

◆ \$1,030,216 Gross ◆ \$449,444 NOI



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80 MCCLELLAN ST, THE BRONX



NOW IN CONTRACT

◆ 103 Units ◆ 124,805 SF

◆ \$1,810,944 Gross ◆ \$753,573 NOI





**We Sell Buildings & Land
28 Year Track Record
\$2 Billion In Gross Sales
New York & New Jersey**



Marco Lala



Jack Lala



Dave Raciti



Michelle Lala

**Our Team Of Advisors
Provides Free and Confidential
Property Evaluations, Equity
Reviews, & Consultations**

**Reach Out Anytime
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