For Sale

Two Story Mixed Use Building

118-120 Shore Road
Port Washington, NY

Colliers

+/- 10,000 Square Feet

Colliers

Plot Size:	+/- 0.23 Acres (59.45 x 172.09)	**Village:**	Manorhaven
Ground Floor Retail:	+/- 6,000 SF	**Parking:**	10 Spaces
Second Floor Residential:	+/- 4,000 SF	**Heat:**	Gas
Zoning:	C3 Commercial Retail & Sales	**Sewers:**	Yes
Parcel:	Section 4 Block H Lot 11 & 63		

Property Features

- Two story mixed use building located in the heart of Port Washington's Waterfront Downtown District

- Dry cleaning business can also be made available for sale (not included in sale price)

- (3) Residential tenanted apartments paying below market rent (4,000 SF, (2) bedrooms, (1) bath each)

- (1) Commercial retail tenant, owner occupied (6,000 SF unit)

118-120
SHORE ROAD

Real Estate Taxes
$80,300.00 (Currently in grievance process)

Asking Sale Price
$1,995,000

Jason Maietta
NYS Licensed RE Salesperson
+1 516 284 3410
jason.maietta@colliers.com

Tommy Rosati
NYS Licensed RE Salesperson
+1 516 284 3457
tommy.rosati@colliers.com

Brandon Lichtenstein
NYS Licensed RE Salesperson
+1 516 284 3439
brandon.lichtenstein@colliers.com

Jordan Baruch
NYS Licensed RE Salesperson
+1 516 284 3446
jordan.baruch@colliers.com

Matthew Kucker
NYS Licensed RE Salesperson
+1 516 284 3418
matthew.kucker@colliers.com