# 472-476

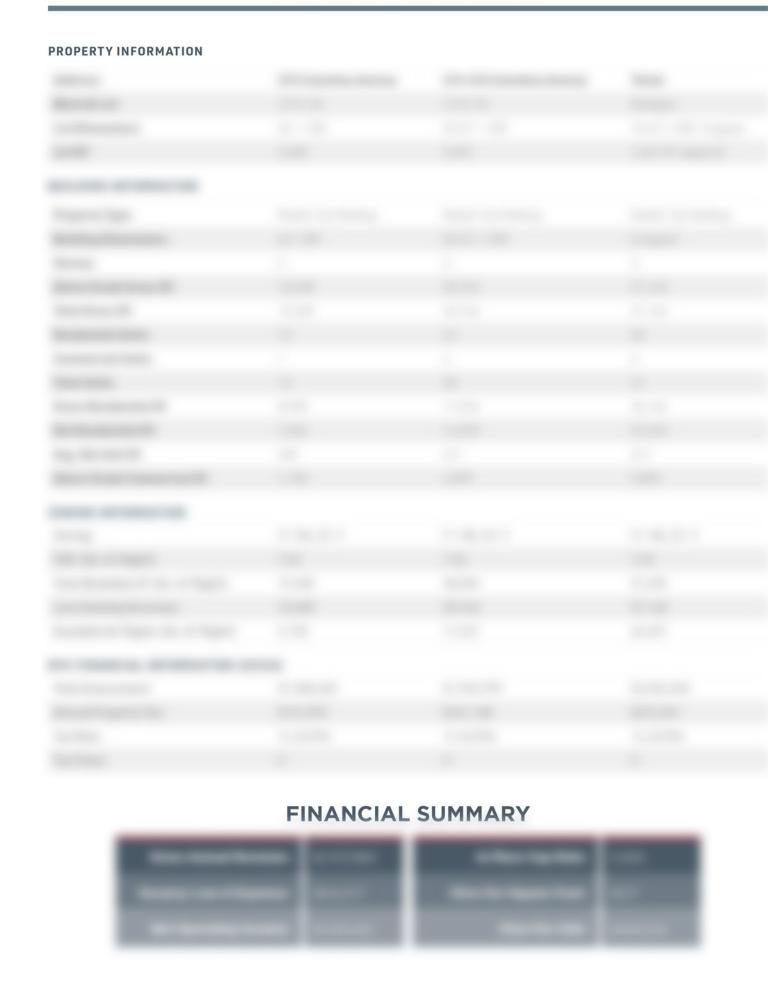
### **CØLUMBUS AVENUE**





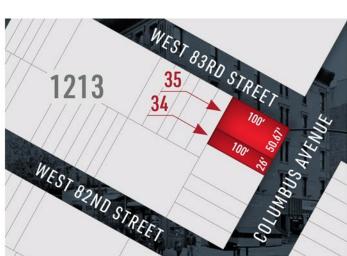
Located in the Heart of the Upper West Side on the corner of 83<sup>RD</sup> Street and Columbus Avenue























Unit	Beds	Baths	Status	Exp.	Legal Rent	Pref.	Monthly Re
	-						

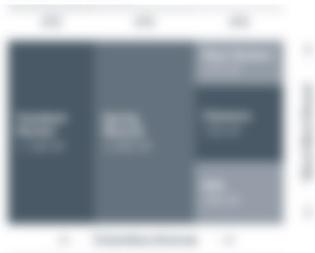
#### COMMERCIAL REVENUE

Unit	Tenant	Lease Exp.	Base Rent	Tax Contrib.	Monthly Tax Reimb.	Monthly Rent *
CTO Ctorn 1	Table Land Charles	Apr 20	CONTRACT	ion avious	さんてき	601 000

#### **REVENUE BREAKDOWN**



#### RETAIL OVERVIEW



### **REVENUE BREAKDOWN**



























#### **UPPER WEST SIDE EDUCATIONAL STATISTIC**

EDUCATION LEVELS	Upper West Side	National
Master's degree or higher	43%	12%
Bachelor's degree	33%	20%
Some college or associate's degree	10%	29%

#### **UPPER WEST SIDE RENT STATISTIC**



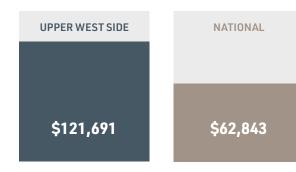
\*Data as of Corcoran February 2022 Market Report

#### **HOUSEHOLD INCOME BRACKETS**

<\$25k	16%
\$25-\$44k	9%
\$45-\$74k	10%
\$75-\$149k	23%
\$150k+	42%

<sup>\*\*</sup>Data as of Niche, March 2022

#### MEDIAN HOUSEHOLD INCOME









# 472-476

## COLUMBUS AVENUE

FOR SALE: \$18,000,000

FOR MORE INFORMATION, PLEASE CONTACT EXCLUSIVE AGENTS:

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