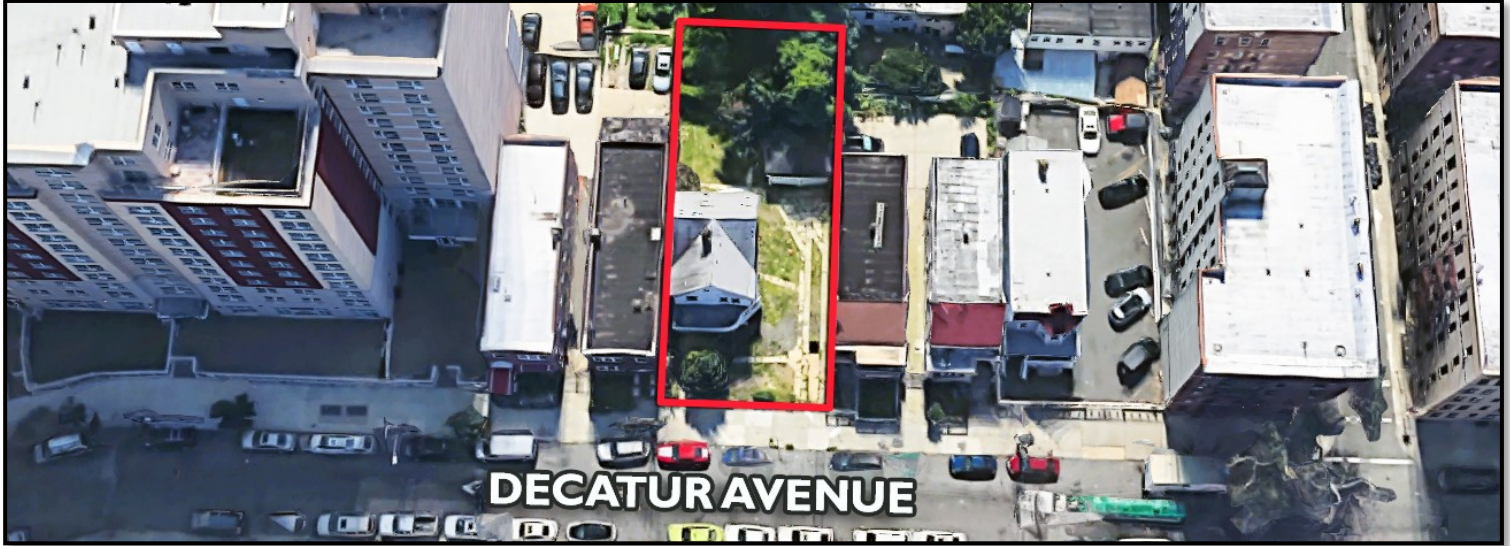


3312 DECATUR AVENUE

BRONX, NY 10467

PRIME BRONX RESIDENTIAL DEVELOPMENT



BLOCK / LOT: 3355 / 86

LOT DIMENSIONS: 50' x 95'

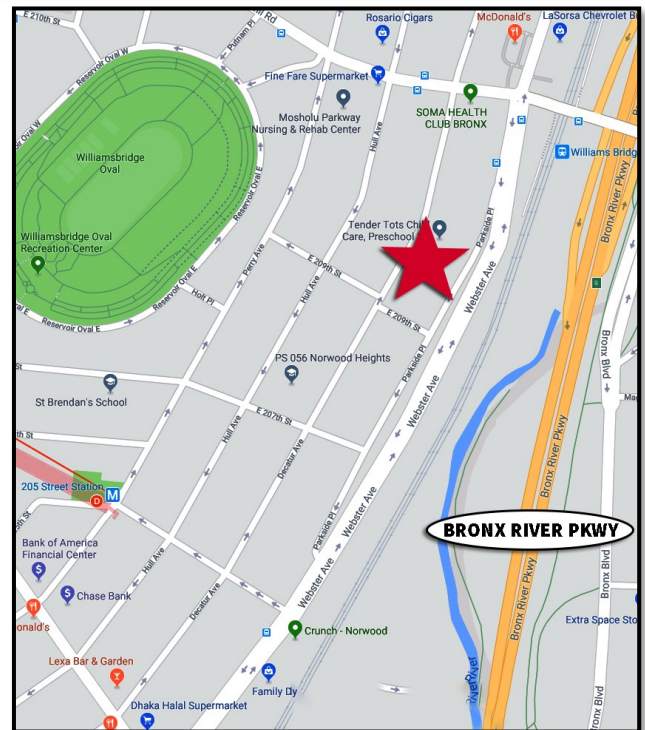
LOT SIZE: 4,750 SF

ZONING: R6B (Adjacent to R7B-zoned Properties)

F.A.R.: 2.0

BUILDABLE SIZE: 9,500 SF

ACCESS: CLOSE PROXIMITY TO BRONX RIVER PARKWAY
D SUBWAY AT 205TH ST
Harlem MetroNorth AT WILLIAMS BRIDGE
1 BLOCK TO Bx41 Bx28 Bx30 Bx38 BUSES



**FOR ADDITIONAL INFORMATION
CONTACT EXCLUSIVE AGENT:**

718-786-5050

EITAN AGBASHOFF
eitan@greiner-maltz.com

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Broker cooperation encouraged.

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