



PARAMOUNT REALTY USA

AUCTION

Friday, December 8

15 Acre Development Site

4350 Arthur Kill Road, Charleston, Staten Island, NY 10309

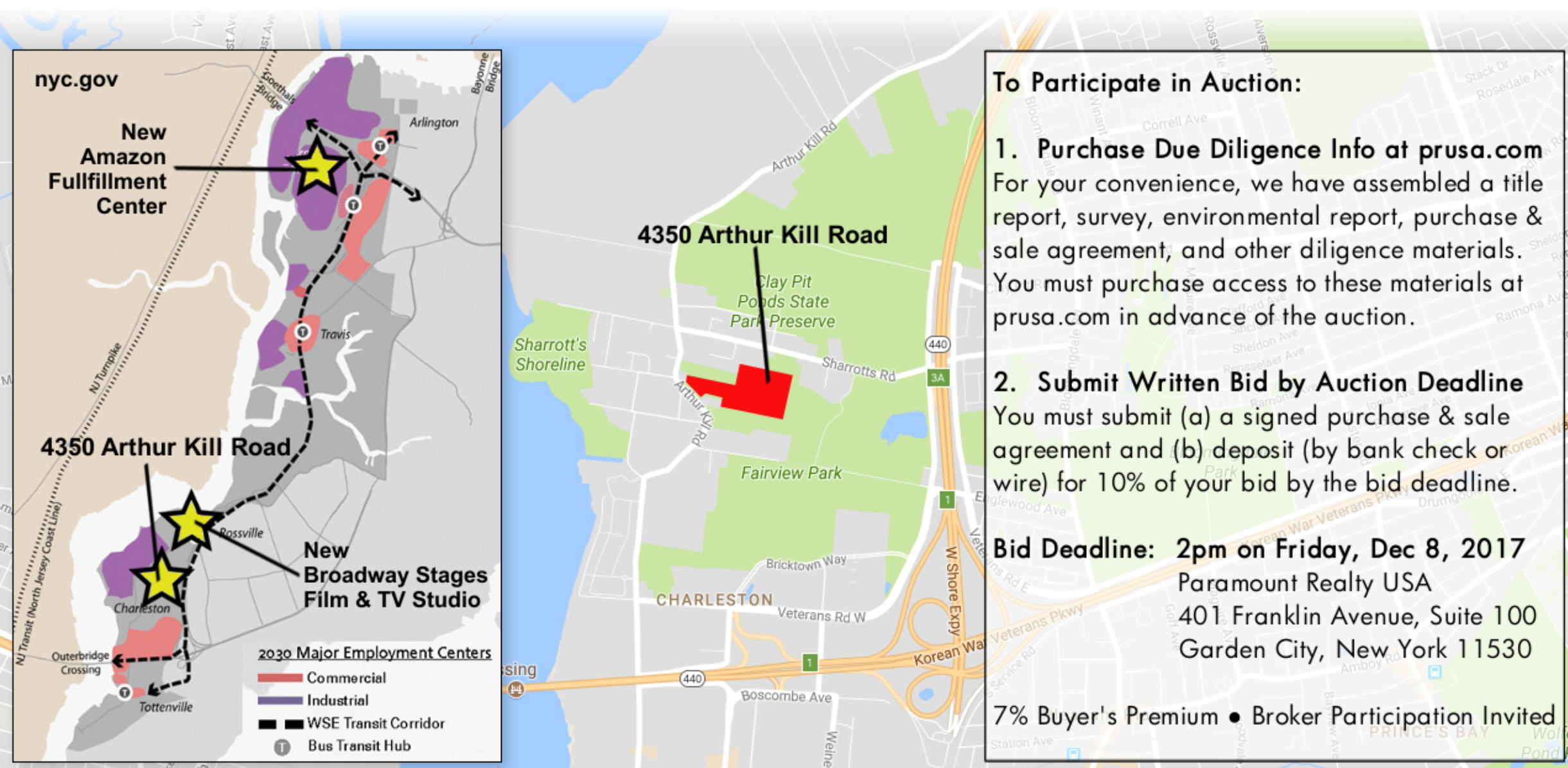
Property Highlights

- 15 acres undeveloped land with 383.97' frontage on Arthur Kill Road.
- Current zoning allows for manufacturing and commercial development.
- Located in the area designated as part of the **Working West Shore 2030 initiative**, coordinated by The Department of City Planning and the Economic Development Corporation to create jobs, improve infrastructure and managing growth.
- One of the largest undeveloped lots in New York City.
- Site is situated within close proximity to Goethals Bridge, Outerbridge Crossing and major highways.
- Only minutes away from the new Amazon fulfillment center.

Property Information

Location:	On the east side of Arthur Kill Road between Sharrots Road & Englewood Avenue
Block/Lot:	7328 / 100
Zoning:	M1-1
Lot Size:	383.97' x 1,740' (irreg.)
Lot SF:	655,741 SF (approx.) / 15.05 Acres
Assessment:	\$1,719,428 ('17/'18)
R.E. Taxes:	\$181,812 ('17/'18)

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