

**DEVELOPMENT SITE  
FOR SALE  
6 ACRES  
\$33,500,000  
57 Alexander Street,  
Yonkers, NY**

**HIGHLIGHTS:**

- In the Heart of the Yonkers  
Redevelopment Zone
- One Block from the Train Station
- 15 minute train ride to midtown  
Manhattan
- Direct frontage on Hudson River
- Spectacular Views of the Hudson  
River, Palisades Park & George  
Washington Bridge



**PROPERTY HIGHLIGHTS:**

This is a Multifaceted Development Opportunity with potential to build 300 - 400 market rate rental/condo units, marina, and retail development. The Yonkers Redevelopment district is destined to be a highly desirable alternative to NYC housing with all the amenities of living on the Hudson River. Nighboring developments are leasing one bedroom units (700-900 sq ft) for \$1800-\$2600 per month. Two bedroom units (988-1147 sq ft) are renting from \$2600-\$3500 per month. Commit now and help the owner negotiate the ultimate density for this development. The owner is flexible on terms.



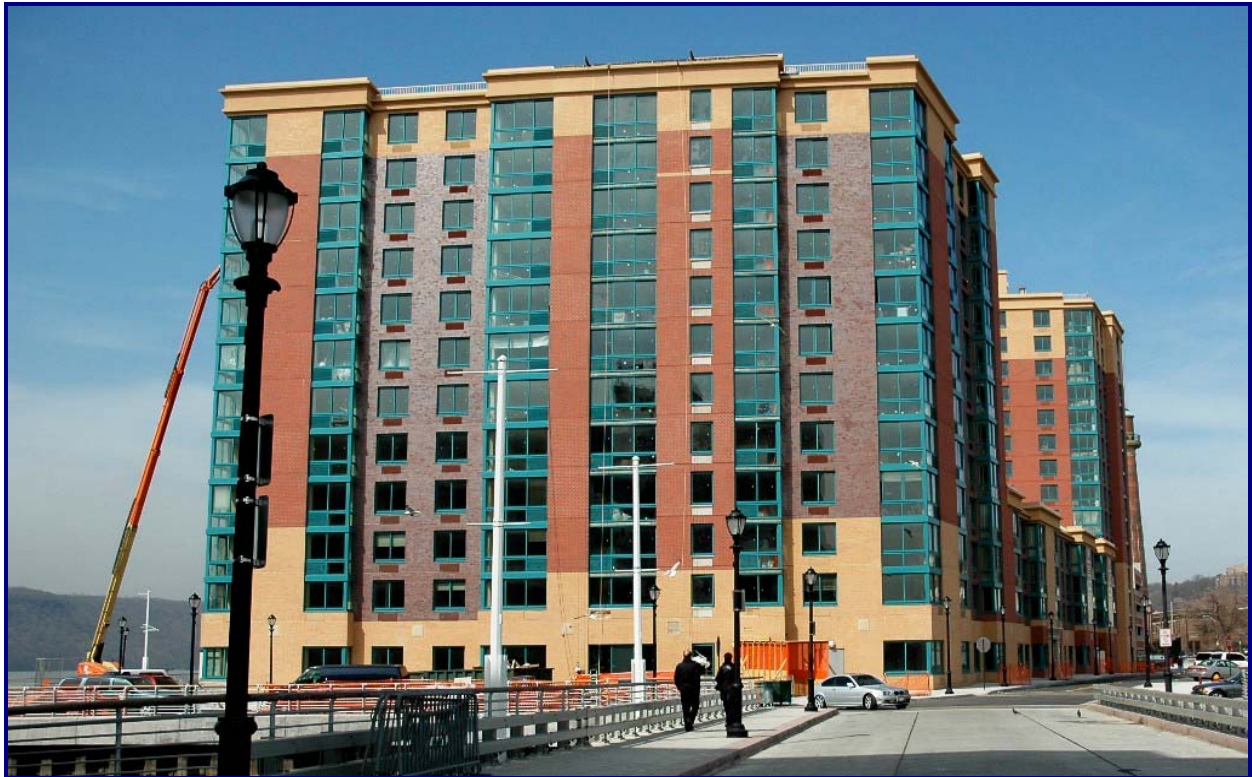
**FOR INFORMATION CONTACT:**

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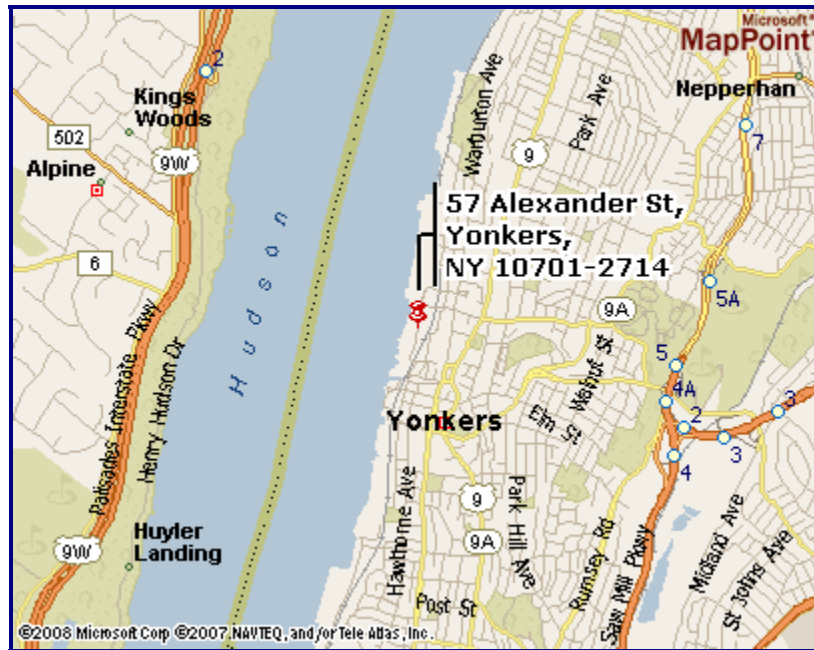


**View from site of Hudson River & Hudson River Bridge**

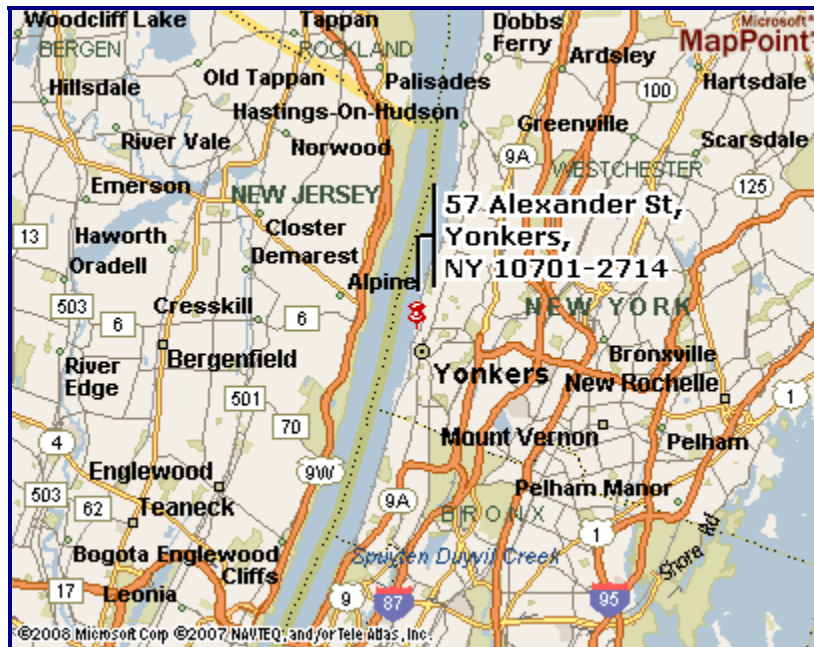


**Neighboring High End Apartment Development**

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Street View Map



State View Map



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