



**REALTY USA**  
(607) 754-2600

**JENNIFER LYNCH (607) 624-1490**  
jlynch@realtyusa.com



**MLS:** C173125A      **Address:** 91-95 OLIVE STREET      **Town:** Union      **List Price:** \$125,000  
**County:** Broome      **City/Vill:** JOHNSON CITY NY 13790      **Sch Dist:** Johnson City  
**Other Uses:** None      **Elm Sch:**

Attachments()



**Classification:** LND  
**Exterior:** Other  
**Exterior2:**  
**Construction:**  
**Sign:** No

**Heat Sys:**  
**Cooling:**  
**Water:** METER AT SITE-PUBLIC  
**Sewer:** PUBLIC AT SITE  
**Utilities at Site:** ELECTRICITY , GAS , TELEPHONE

**Type-Sale/Lease:** Sale  
**\$/Sq Ft Lease:** \$  
**Sq Ft Lease:**  
**Buildings:**  
**Docks:**  
**Column Span:**  
**Bays:**  
**Stories:**  
**Restrooms:**  
**Parking Spaces:**  
**Approx Fin. Sq Ft:**  
**Office Sq Ft:**  
**Warehouse Sq Ft:**  
**Approx Year Built:** 1920  
**Acreage:**  
**Lot Size:** 50X168,50X165

**EXPENSES**

**Vacancy:** \$      **Management:** \$      **Taxes:** \$      **Insurance:** \$      **Maintenance:** \$  
**Heat:** \$      **Electricity:** \$      **Gas:** \$      **Water/Sewer:** \$      **Other:** \$  
**Total Year Expenses:** \$      **Expense Year:**

**INCOME**

**Gross Opr Income:** \$      **Net Opr Income:** \$      **Cap Rate%:**      **Income Year:**

**Documents on File:** AERIAL PHOTO

**OTHER FEATURES**

**Road Frontage:** CITY/MILLAGE  
**Road Surface:** CONCRETE

**Ceiling Height:**

**Floor:**

**Roof:**

**Miscellaneous:**

**Circuit Breaker:**

**Fuses:**

**Amps:**

**Volts:**

**Tenant Paid:** OTHER-SEE REMARKS

**Landlord Paid:**

**TAX INFORMATION**

**Tax Map:** 143.48-2-34,-33

**Deed Book/Page:** /

**Land/Total Assess:** \$800 / \$3,500

**Total Taxes:** \$2,115

**Zoning:** C

**Deed Restrict:**

**Area:** 04

**Remarks:** 3br home + vacant lot. Mixed use location yields strong potential for buildout or new business. Value is in the land, great highway access. MLS#'s 173124, 173125, 173126 can be packaged together for discounted price – bring offers!

**Directions:** HARRY L. DRIVE TO N. BROAD TO BROWN TO BURNS TO OLIVE

**Listing Agency:** REALTY USA  
**Listing Agent:** JENNIFER LYNCH

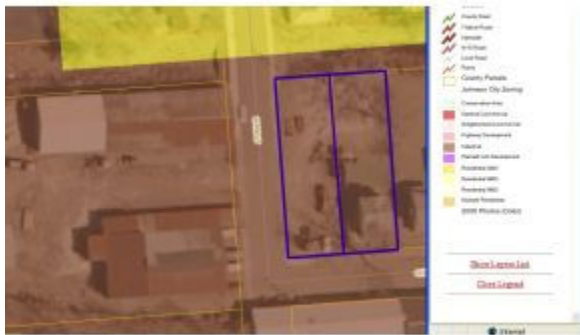
Photo Gallery MLS# 173125A



91-95 Olive Street



Aerial View



Zoning Map