



Industry PHE

21-45 44th Drive PHE Queens NY 11101

IMMEDIATE OCCUPANCY! PHE is that rare 2 bedroom, 2 bathroom home that comes on the market. Layed out over a very comfortable 1,171 SF of interior living space, and an additional 580 SF of private outdoor space, this is a home you can grow into. Set up as a split bedroom layout, you can access your private terrace from both bedrooms. Your master suite measures an impressive 17'10 x 10'8 and of course includes your own private master bath. The guest bedroom features floor to ceiling windows, and is flooded with natural sunlight (as are all rooms) with it's south facing exposure. For added convenience the second bathroom is located directly outside the guest bedroom- as is the W/D closet. The living room of PHE is simply a remarkable layout. It offers large floor to ceiling windows flooded with natural sunlight, a very wide and open space, and direct access to your private terrace; perfectly set up for hosting. Not to be forgotten, the gourmet kitchen has everything you might expect in this home- a Viking range, Sub-Zero refrigerator, and custom Italian oak cabinetry are only a few of the top of the line finishes. Come home to the kind of luxurious amenities that you expect. All this, just a few minutes from Manhattan. FHA and Fannie Mae approved. Sales Office Hours: Monday: 11am-7pm Tuesday: 11am-6pm Wedne...

Square Feet: 1171	Bedrooms: 2	Bathrooms: 2
Price: \$1,092,000	Common Charges: \$1,159	Taxes: \$101



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AC Units	Balcony	Cable/Satellite TV
Deck	Dishwasher	Doorman
Eastern Exposure	Elevator	Fitness Center



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