

**For Sale - Two Family Duplex North Troy 242 4th St, Troy - \$175,000**  
**242 4th, Troy, New York 12180**



**Listing Contact - 1**



**Matthew Narolewski**

24 Aviation Road, Suite 202, Albany,  
New York 12203  
Work: 518-400-0668

**TITAN Commercial Realty Group  
LLC**



**Listing Contact - 2**



**Brandon Bellamy**

24 Aviation Road, Suite 202, Albany,  
New York 12205  
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**Listing Contact - 3**



**Todd Drowlette**

24 Aviation Road, Suite 202, Albany,  
New York 12205  
Work: 518-400-0668 x 702

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Description
Investment-ready multi-family property, ideal for experienced investors or contractors. Property is ripe for renovation. Perfect for those with the ability to transform and enhance their value, this opportunity promises substantial returns for the right buyer with a vision for redevelopment. Contact us to discover more about this investment opportunity and arrange a viewing.

Basic Information	
Sale Price:	\$175,000
Price/SF:	\$102.94
Property Type:	Investment
Property Subtype:	Multi-Family Investment Properties
Available Space:	1700.0 SF
REB Listing ID:	COM42

Details
Listing Details

\*No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.