

REALESTATE

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if you want a co-op for less than \$300,000

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By LI Newsday



DANIEL GALE/SOTHEBY'S INTERNATIONAL REALTY

Mineola
6 Birchwood Ct., Unit 30
\$259,000

This one-bedroom, one-bathroom co-op was fully renovated within the last five years, says the listing agent. Roughly a half-mile from the train station, the unit features an entry hall that leads into a living room-dining room combination and a granite kitchen with a tiled backsplash. The elevator building, which offers a parking spot for a \$55 monthly fee, includes a laundry room as well as 24-hour gated security, the agent says. The monthly Homeowners Association fee is \$859 and includes heat, water and



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taxes. Nancy Jarvis, Daniel Gale Sotheby's International Realty, 516-850-2110.

Great Neck
8 Welwyn Rd.,
Unit 3G
\$268,000

This top-floor unit, across the street from the Great Neck train station, has one bedroom and one bathroom. It features a living room with cherry hardwood flooring, an efficiency kitchen, a dining room and a recently renovated bathroom. The building, which has an on-site superintendent, offers a laundry room and ground-floor storage space by wait-list, the agent says. Street and municipal parking is available. The \$725 monthly maintenance fees include heat, water and taxes. Mindy Greenberg, Douglas Elliman Real Estate, 917-974-4500.



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North Babylon
254 Edmunton Dr., Unit K2

\$175,000

This corner unit in The Commons at North Babylon co-op community has one bedroom and one bathroom. Beyond the entry hall is a living room with hardwood floors, an eat-in kitchen with stainless steel appliances and gas cooking, and an updated bathroom. The bedroom features dual closets. On-premise storage and laundry are available, says the listing agent. The development, with general parking, also includes an in-ground community pool.



SIGNATURE PREMIER PROPERTIES

The monthly maintenance fee of \$668 includes heat, water and taxes. Kimberly Filardi, Signature Premier Properties, 516-819-1116.



SIGNATURE PREMIER PROPERTIES

If you want to sell a unique, historic or famous home, or one with a special feature, call Michael Gavin at 631-843-2330, or email michael.gavin@newsday.com

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SIGNATURE PREMIER PROPERTIES