



RESTORED HOMES

Housing Development Fund Corp.

150 Broadway, Suite 2101

New York, NY 10038

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8 Grove Place **\$280,000**

Staten Island, NY 10302

Community Board 1

Two-Story, Two-Family Home

3 Bedrooms & studio, 3 Bathrooms (total)

1,900 Square Feet

Finished legal basement with studio unit

Parking Pad

Built in 2004

Preliminary Scope of Services (subject to change)

1ST FLOOR (unit 1/duplex unit)

Living Room/Dining Area

Refinish wood floors

Kitchen

New stove, range hood, refrigerator and dishwasher

New kitchen sink and faucet

Clean and refurbish existing cabinets and countertops

Full Bathroom

2ND FLOOR (duplex unit)

Three Bedrooms

Full Bathroom

New shower tile

Clean and refurbish existing bathroom fixtures

BASEMENT UNIT (unit 2)

Studio

Full Bathroom

New medicine cabinet

Clean and refurbish existing bathroom fixtures

Kitchen

New refrigerator, sink, range and range hood

Clean and refurbish existing countertops and cabinets

OTHER INTERIOR SPACE

New carpet throughout

Paint and repair walls/ceilings throughout

EXTERIOR SPACE

Parking pad

Backyard

OTHER FEATURES

New digital thermostat

Service and repair existing boilers and hot water heaters

Washer/dryer connection

Energy Star appliances

RESTRICTIONS

Must be owner occupied

Resale restriction: 15 yrs



(pre-rehabilitation)