

# COOPERATIVE BUILDING FACT SHEET

## CO-OP

**Building Address:** 61-20 Grand Central Parkway, Forest Hills, NY 11375 **Building Name** Fairview Owners Corp

**Managing Agent:** AKAM Associates, Inc.

**Address:** 61-20 Grand Central Parkway, Forest Hills, NY 11375

**Contact:** Barbara Leeb    **Tel:** 718-271-1378    **Fax:** 718-699-5618

**Number of Units** 422 \_\_\_\_\_ **Number of Stories** 14 \_\_\_\_\_ **Date Built** 1965

**Conversion Date** 8/85 **Reserve Fund** \$3,500,000.00 as of 03/15/2015 \_\_\_\_ **Maximum % Finance Allowed** 80%

**Sponsor owns** 41 of 422 Apts =10%

**Sold and Closed** \_\_\_\_\_ 381

**Owner Occupied** \_\_\_\_\_ 341

**Sponsor Owned** \_\_\_\_\_ 41

**Investor Owned** \_\_\_\_\_ 7

**Sublet** \_\_\_\_\_ 33

**1st Mortgage Amount** \$17,000,000.00 \_\_\_\_ **Interest Rate** 3.835% \_\_ **Mortgage Due** 04/30

**Tax Abatement** NO \_\_\_\_\_ **Date & Number of Last Amendment** 53 \_\_\_\_\_ **Date of last sponsor amendment** 06-27-14

**Flip Tax (How Calculated?)** None

**Garage?** \_\_\_\_\_ \$150.00per month

**Allow Pets? Yes** \_\_\_\_ \_\_\_\_\_ **Subleasing permitted** Yes after 3years

**Full / Part time Doorman?** Full time

**Amenities:** Pool, Recreational Building, Playground, 24 hour Guard, Cameras, Electronic Key

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