$1,299,000 - 7344 Amboy Road, Staten Island

MLS® #2506161

$1,299,000
 Bedroom, Bathroom, 2,496 sqft
Commercial Sale on 0.16 Acres

N/A, Staten Island, NY

7344 Amboy Rd is perfectly situated right on Amboy Road in the heart of Tottenville, offering unmatched convenience surrounded by a mix of local restaurants, shops, and residential charm. The location is ideal for both business and lifestyle, with high visibility, easy access, and a strong neighborhood presence. A long-term retail lease is already in place, providing steady income from day one, while the upstairs unit offers flexible options to either live on-site as an owner-occupant or increase your returns by renting it out.

What truly sets this property apart is its expansive, beautifully manicured backyard â€” a rare find for a mixed-use property in Staten Island that adds incredible value, charm, and potential for outdoor use or expansion. Endless possibilities, solid income, and an unbeatable location make this an exceptional opportunity. Located within the Transit-Oriented Development zone, this property offers additional flexibility and future growth â€” contact your architect today to explore what's possible, and call now to schedule your private showing.

Built in 1901

Essential Information

MLS® #	2506161
Price	$1,299,000

Square Footage	2,496
Acres	0.16
Year Built	1901
Type	Commercial Sale
Sub-Type	Commercial
Status	Active

Community Information

Address	7344 Amboy Road
Area	Tottenville
Subdivision	N/A
City	Staten Island
County	Richmond
State	NY
Zip Code	10307

Interior

Heating	Hot Water, Natural Gas
Cooling	Units

Exterior

Exterior	Other
Construction	Other

Additional Information

Date Listed	October 17th, 2025
Days on Market	1
Zoning	R-3A

Listing Details

Listing Office	Re/Max Edge

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