

515 6<sup>th</sup> Street, Niagara Falls, NY

**Owner** NYLOLA, LLC  
**Realtor** Donna Lanzetta/Lanzetta & Associates Reality  
 (631) 653-5200

**Asking Price** Contact Realtor for asking price

**Section, Block Lot #** 159.30-1-1  
**Zoning** R3-C (Residential Multi Family – High Density)  
**Property Type** Health Facility

**Current Use** n/a

**Permitted Uses** Bed & Breakfast, Bar, Office, Restaurant, Retail Sales and Services, Group Living, etc.

**Assessed Value for Taxes** \$200,000

**Lot Size** 397.12 x 132.5

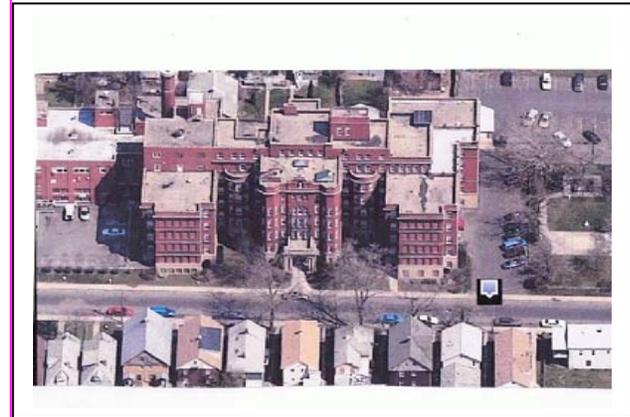
**Year Structure Built** 1940  
**Building Square Footage** 115,806 sq.ft.  
**Rentable Square Footage** 115,806 sq.ft.  
**Residential Units** n/a  
**Number of Stories** 4

**Comments**

Former St. Mary’s Manor Nursing Home. Located minutes to International bridges to Canada, Niagara Falls Memorial Medical Center Hospital and Downtown attractions.



STREET VIEW



AERIAL VIEW



BIRD’S EYE VIEW



\*For more information on this listing, please contact the realtor