



16 and 16A Brook Street
 Suffern, NY 10901
 For Sale: \$718,000

Type:	Single Family
MLS#:	968720
Square Footage:	1,920
Taxes:	\$16,473
Year Built:	1940

FANTASTIC OPPORTUNITY FOR THE SAVVY BUYER! This spacious, well-maintained 3 bedroom Colonial LOCATED IN A LEGAL 2 FAMILY ZONE is filled with character and also offers the added bonus of a beautifully renovated INCOME PRODUCING LEGAL STUDIO APARTMENT WHICH RENTS FOR \$1,650.00/mo. Set on a lovely corner lot, the home is within walking distance to the village, where you'll find great restaurants, shops, and the NYC train. It's also located in the award winning Suffern School District. The main home features a wonderful floor plan, including a large living room and a sun-filled dining room with charming built-ins, arched doorways and a bay window. The eat-in kitchen has been updated with newer cabinetry, countertops, flooring, and recessed lighting. Oak hardwood floors lie beneath the carpeting, and thick baseboard moldings add character throughout. A heated sunroom surrounded by windows overlooks the private backyard, which is filled with pretty flowers, gardens, and a patio—perfect for relaxing, barbecuing, or entertaining. Upstairs, you'll find three generously sized bedrooms with ample closet space and a full bath. The basement offers a workshop area, laundry, and abundant storage, with great potential to be finished for additional living space. Above the oversized two-car garage is a beautifully renovated, light-filled studio apartment with its own private entrance, currently renting for \$1,650 per month, and the gas and electric meters are separate. Windows on three sides fill the space with natural light, highlighting the open layout, attractive kitchen with white cabinets, gas range and refrigerator, and durable wood-look vinyl flooring and a living/bedroom combination. There's a beautiful ceramic tile shower stall bathroom complete with a pretty vanity and a linen closet. A private deck overlooking a wooded area provides a peaceful retreat—ideal for morning coffee, outdoor dining, or simply relaxing. Taxes would be only \$15,395.50 with basic star rebate of \$1,077.00. Don't wait!!! A truly unique property offering charm, space, and income potential—don't miss this opportunity!

Listing Details

Asking Price: \$718,000	Taxes: \$16,473	Status: Active
Type: Single Family	MLS ID: 968720	Last Update: 4/13/2026
Added: 34 Day(s) Ago		

Property Details

Address: 16 and 16A Brook Street	City: Suffern	State: NY
Zip: 10901	County: Rockland	Square Footage: 1,920
Total Bedrooms: 4	Total Bathrooms: 2 full	Total Rooms: 8
Home Style: Colonial	Attic: Pull Stairs	Basement: Full
Siding: Frame	Year Built: 1940	

Location Details

Lot Size: 0.25 Acres	Lot Description: Back Yard, Corner Lot,	Driveway: Detached
Water Front: No	Water Access: No	

School Details

School District: Suffern	Elementary School: Cherry Lane	Middle School: Suffern
High School: Suffern		

Heating, Cooling, & Utility Details