

 LOCATION

Brooklyn, NY 11238

 SPECS3,700 sq ft - total
4 floors TAGS

Balcony, Bathroom, Bedroom, Deck, Distressed Patina, Fireplace, Garden, Kitchen, Laundry Room, Living Room, Modern Contemporary, Parquet, Staircase, Staircase Ext, Stoop, Terrace Patio, White Brick Wall, White Spaces, Wood Floor

 POWER

Fuse box in basement

 CATEGORIES

* In the Zone, Apartment, Brownstone, Townhouse

Notes

Four-story 1870s Italianate row house on a gorgeous brownstone block in the Clinton Hill Historic District. The house is approximately 3,700 square feet total, with each floor measuring 20 feet x 42 feet plus an extension on the parlor and garden floors. We have just finished a year-long architect-led renovation.

The home has retained original details, plus there was an extensive renovation in the 1920s. There are beautiful original moldings in every room, 11-foot ceilings, original fireplace now working gas fireplace, tall townhouse windows.

Unusual center stair and center stair hall as opposed to the standard Victorian townhouse configuration. The view from the grand staircase into the hall, with its domed ceiling and pillars is breathtaking. Though the other lights in the house are classic modern pieces, the center hall has an authentic 1900s gas chandelier. The walls of the center hall are a dark shade of Benjamin Moore's Witching Hour, an amazing blue-black-grey.

Also of note: new white oak herringbone floors, massive custom steel factory doors leading to the deck, extension "modern igloo" breakfast nook with custom built in bench and floor-to-ceiling casement windows, door through shower to "secret" upper deck in master bath (can film through shower into bathroom), large cellar with cool original icebox "pie safe" good for storing gear, decorative transoms on tall townhouse windows at front of house. All newly-installed classic mid-20th-century lighting and furniture, custom kitchen with carrara marble countertops, dramatic black stairs. All new windows throughout.

Parlor floor:

Classic brownstone stoop leads to huge custom townhouse doors and tiled entry hall. Large closet for storage. In addition to the grand center hall, the spacious living room has built in bookshelves, nelson and gubi lighting, tall townhouse windows with deco transoms, herringbone flooring, 11 foot ceilings, modern and vintage rugs and furniture, art.

There is a long extension/breakfast nook with floor to ceiling modern windows, custom walnut bench and powder room.

Second floor:

huge master bedroom, pale bleached original oak flooring, three windows, custom closet/dressing room, 11 foot ceilings. Second bedroom/office with built in bookshelves. Original details/molding/plaster walls throughout.

Top floor Apartment (separate permission):

two spacious bedrooms with painted silvery-grey wood flooring, small, renovated kitchenette with fridge (LG), induction cooktop, toaster oven and microwave. stainless steel countertops and tiled walls. Cool tiled bath. Small, adorable "garret" bedroom with day bed and built in shelving. This floor is currently occupied (with the exception of the small bedroom) but may be used with permission. Ceiling skylight.

Garden floor:

This is a cute and well-designed two-bedroom apartment but occupied by our tenants, can be used with special permission.

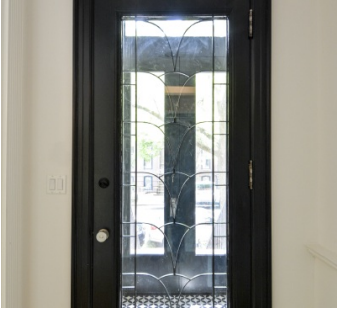
Cellar:

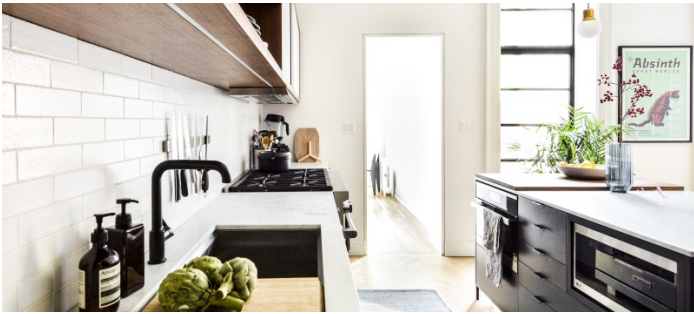
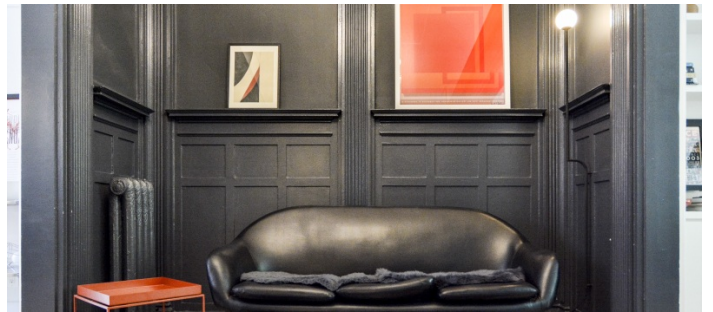
Large space for laundry and storage, all original to the 1870s house with a cool icebox left over.

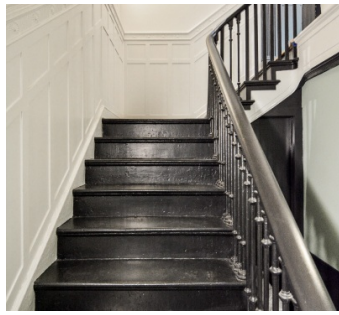
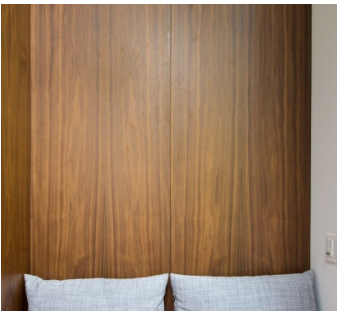




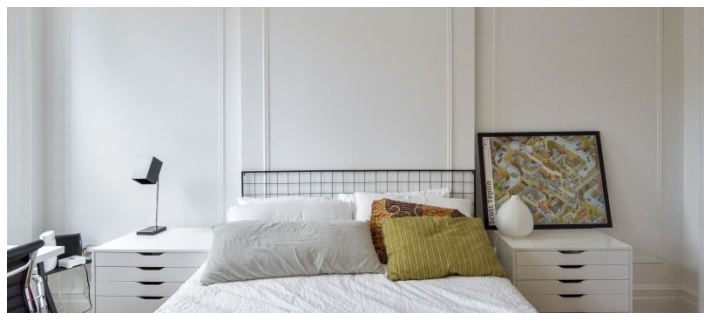
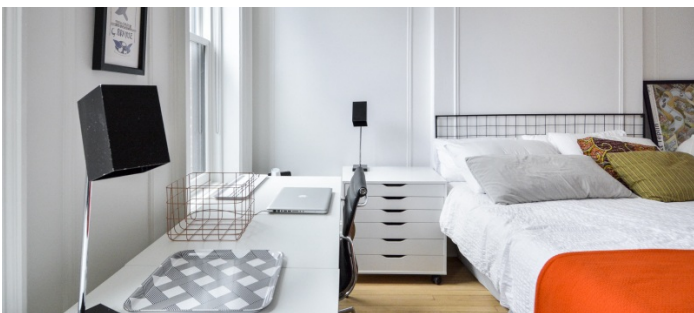
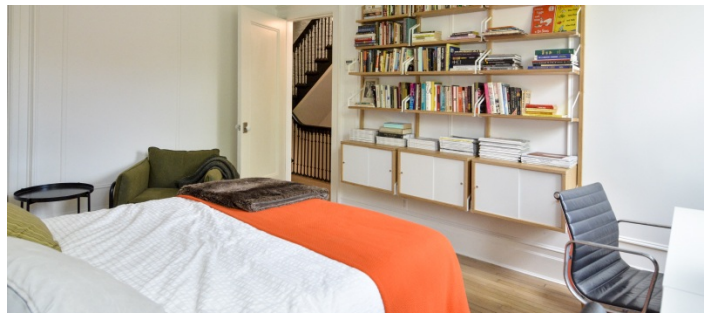
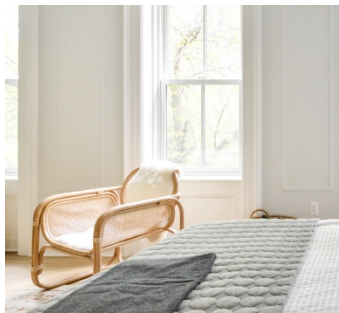
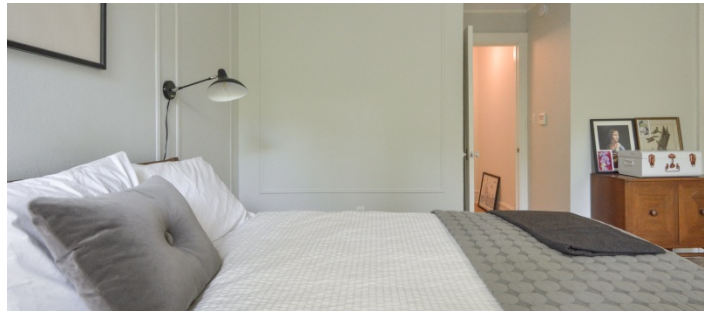
PARLOR LEVEL

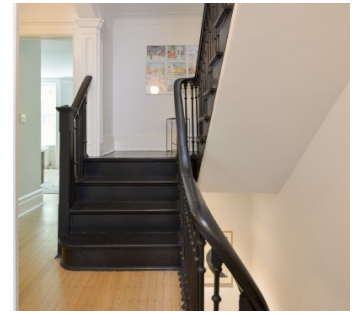




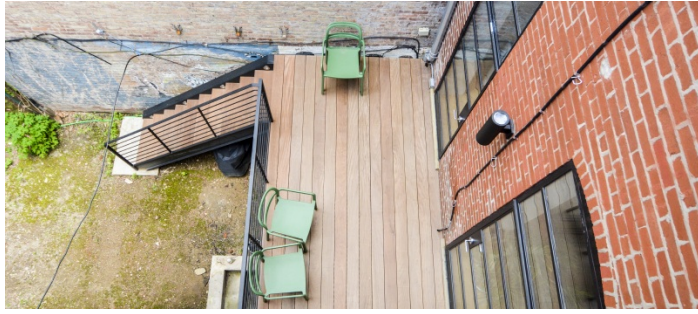
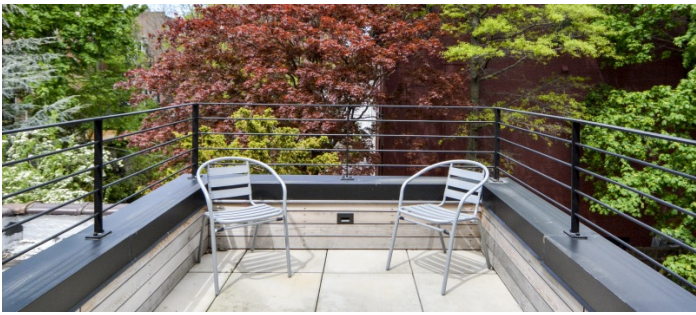


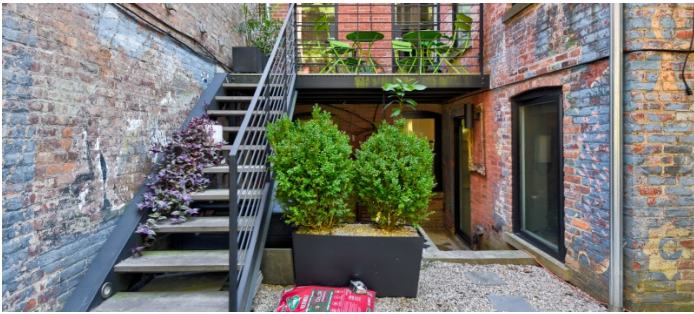
2ND FLOOR (BEDROOMS + BATHROOMS)

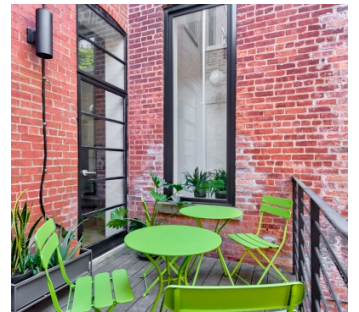
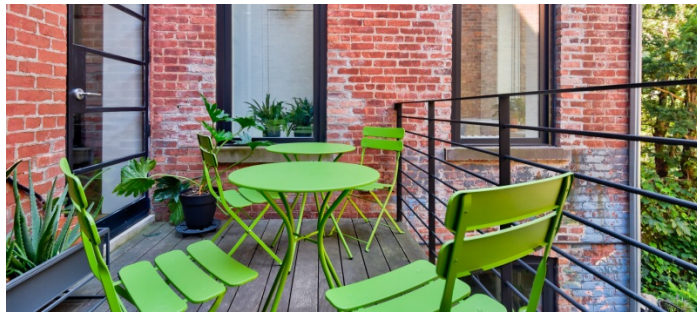
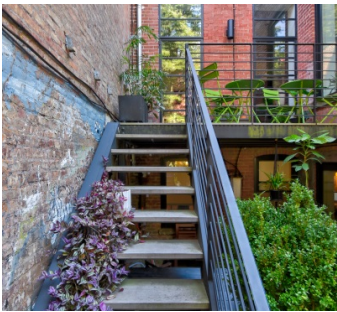




2ND FLOOR BALCONY TERRACE



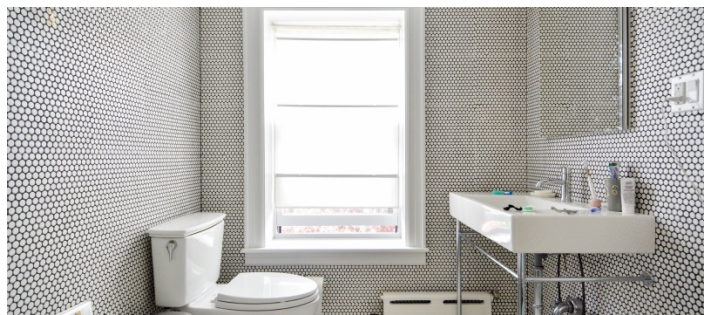
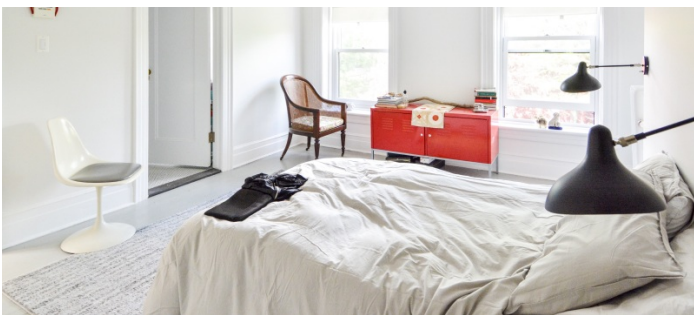
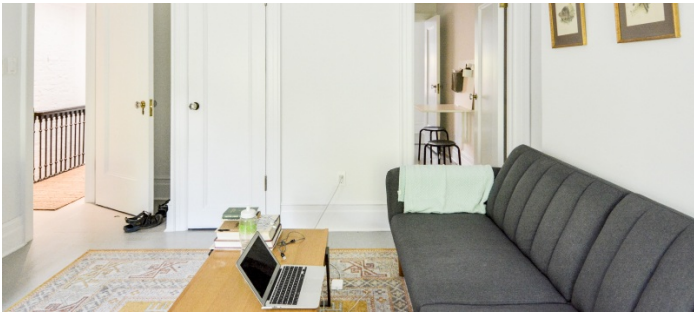


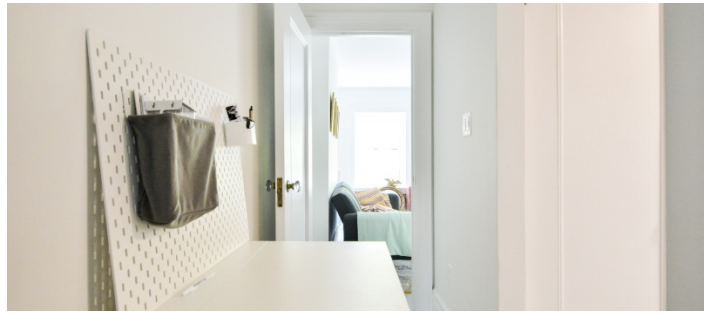
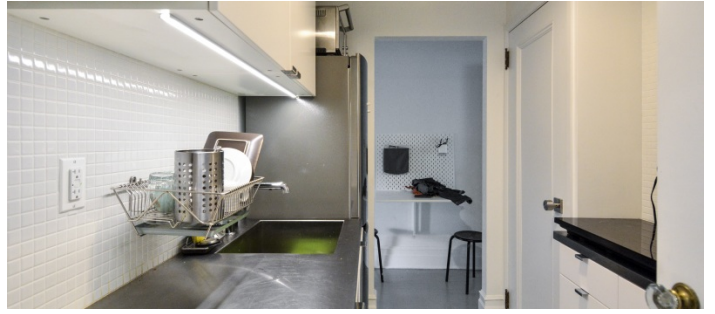
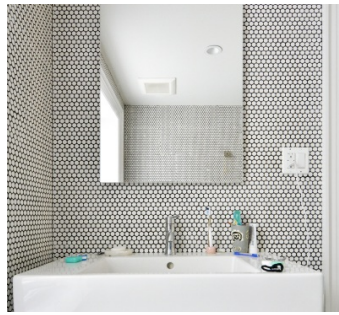


CELLAR



TOP FLOOR APARTMENT - SEPARATE CLEARANCE AND FEES





GARDEN LEVEL APT - SEPARATE CLEARANCE AND FEES

