

489 4th Street

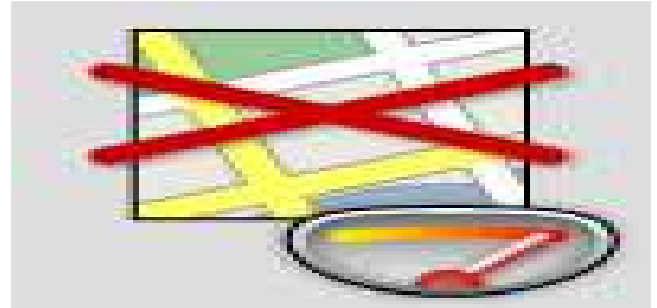
Multi-Family Townhouse · Park Slope

The epitome of elegant simplicity in prime PS 321 Park Slope, this beautiful 20ft wide Romanesque Revival 4-story Townhouse has been lovingly maintained by the current owners for over 60 years! With perfect picture windows on every floor and turn-of-the-century details throughout, this home offers 3458 square feet of living space. Currently configured as a three family home with 6BRs+/3.5 baths; an owner's duplex and two high income producing rental units. This house can be easily converted to a single family home or a triplex with one rental. The top floor features a sun-filled 2BR apartment with tree-top views, an eat-in-kitchen and skylights. The 3rd floor is a lovely, light, open and airy 1BR floor-through with an eat-in-kitchen. The owner's 3BR/1.5 bath garden duplex offers a generous formal dining room, eat-in-kitchen, bedrooms located on the parlor floor, and a large sun-filled backyard. The duplex could use updating and/or reconfiguring to suit your style, with an opportunity to unveil grand ceilings and plaster walls currently hidden by drop ceilings and wood paneling. The clean, semi-finished basement would make an ideal space for a media room, children's play room, or guest suite for your visitors; this space offers great ceiling height, laundry, and ample plumbing to create another bathroom. The sturdy structural bones of this home have been treated to a new roof, new mechanicals, and recent waterproofing throughout.

\$2,400,000 (Approx. \$694 /Sq.Ft.)

- 3 Units
- 4 Floors
- 99 Rooms
- 3.5 Baths

Bldg Sq. Footage: 3,458



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