



## **TerraCRG retained as exclusive agent for townhouse development site in Columbia Waterfront District**

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TerraCRG has been retained as the exclusive agent for the sale of 96-98 DeGraw St., in the Columbia Waterfront District neighborhood.

The development site, which is located between Van Brunt Street and Columbia St., consists of two lots with a total footprint of 35 ft. by 100 ft. The property has clear views of the Statue of Liberty and lower Manhattan, and will be delivered with Board of Standards Appeals approval for a 6,438 s/f residential development. The approved plans include two adjacent three story townhouses, complete with ground level parking.

Townhouses in the area are currently selling for \$1,050 per s/f level and above. The Columbia Waterfront neighborhood is surrounded by culture and bordered by three of the most historic areas in Brooklyn: Brooklyn Heights, Cobble Hill, and Carroll Gardens. The property is in walking distance to Brooklyn Bridge Park, several community gardens, art galleries, restaurants, and a growing music scene.

The site is just a quick drive over the Union Street Bridge to Brooklyn's first newly opened Whole Foods Supermarket at the corner of Third Avenue and Third Street in Gowanus. The property is also only a short distance from the F & G at the Carroll St. subway station, making the commute into Manhattan under 20 minutes.

"With easy access to some of the best neighborhoods in Brooklyn and an emerging art community, Columbia Waterfront District has become a highly desirable neighborhood to live in," says Melissa DiBella, partner and senior vice president of TerraCRG. "This property presents a buyer the opportunity to custom build their own townhouse," she said.

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