



# New Bed-Stuy Luxury Condo Building Going Cheap

Thursday, June 24, 2010, by Sara



**Location:** 315 Gates Avenue in Bedford-Stuyvesant

**Size:** 72 units

**Prices:** Prices begin at \$195,000 for a studio

**Architect:** Karl Fischer (with interiors by Durukan Design)

**Developer:** Select Holding Corp.

**Sales & Marketing:** The Developers Group/TREGNY

**Lowdown:** Straight from the mind of Karl Fischer to the Bed-Stuy/Clinton Hill DMZ is **315 Gates**. The building gets the *Post* treatment today thanks to its prices, which start at \$195,000 for a 435-square-foot studio (FHA approval is also pending). At the higher end, there's a 1,566-square-foot duplex for \$550,000, and the amenities menu includes luxury touches in the kitchens and bathrooms, a cyber doorman, parking, roof terrace, and screening room. (And, according to the [placeholder website](#), it's "one block from the state-of-the-art YMCA.") No interior renderings yet,

but a press release from the sales team tells us occupancy is slated for this fall. Will those prices get potential buyers to jump in?

- [Official Website: 315 Gates Avenue](#) [315gates.com]

- [Gates keeper](#) [NYP]