



EXCLUSIVE RIGHT TO SELL

DATE: \_\_\_\_\_

SELLER(S): \_\_\_\_\_

PREMISES: \_\_\_\_\_

ASKING PRICE: \_\_\_\_\_

This agreement sets forth the terms under which you engage our firm, Garfield Realty Corporation, a licensed real estate broker at 155 Seventh Avenue in Brooklyn, New York, to act as brokerage agent in the sale of the referenced premises.

This agreement provides for an "Exclusive Right to Sell". This means that if you, the owner of the premises, find a buyer for the premises, or if another broker finds a buyer, you must pay the agreed commission to Garfield Realty.

You authorize Garfield Realty to offer the premises for sale at a price of \_\_\_\_\_ (or such lesser price as you may indicate to Garfield Realty, orally or in writing, from time to time) for a period of 120 days, commencing on the day you sign this contract (the "listing term").

Garfield Realty is authorized, if it deems necessary, to solicit the cooperation of other real estate brokers and to work with them on a cooperating basis for the sale or other disposition of the property. Garfield Realty's commission, to be paid by you in connection with a sale or other disposition of the Property, will be computed based on 6% of the sales price.

Garfield Realty

Garfield Realty

By: \_\_\_\_\_  
Elizabeth Kohen, Broker

By: \_\_\_\_\_  
Paul Paglia, Broker

ACCEPTED AND AGREED:

\_\_\_\_\_  
Seller

\_\_\_\_\_  
Seller