

August 1, 2007

Recent Sale

By ROSALIE R. RADOMSKY

Recent Sale

\$5.5 MILLION

85 Fifth Avenue (at 16th Street)

Manhattan

A Manhattan law firm has bought a 7,913-square-foot commercial co-op on the fifth floor of a 13-story building in the Union Square area.

Buyer: Thompson Wigdor & Gilly

Buyer's broker: Jane Restuccia, Fenwick Keats Goodstein

Seller: Robert Friedrich

Seller's broker: John Ciraulo, Massey Knakal Realty Services

Recent Lease

\$45/SQ. FT.

approximate annual rent \$1.98 million

435 Hudson Square (between Leroy and Morton Streets)

Manhattan

A motion picture lab has taken a 15-year lease for 44,000 square feet in this nine-story building.

Tenant: Deluxe Entertainment Services Group

Tenant broker: Eric Schmall, Studley

Landlord: Parish of Trinity Church

Landlord brokers: Jason Pizer, Trinity Real Estate

For Sale

\$4.2 MILLION

30 East 13th Street

Manhattan

This four-story, 3,854-square-foot building in the Union Square area, built in 1800, has three apartments and two commercial units. It also has 3,000 square feet of air rights.

Owner: Michael Krasne

Broker: Peter Von Der Ahe and Scott Edelstein, Marcus & Millichap

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