

THE REAL DEAL

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\$3.00

BUYS

Address	Size	Buyer/Representative	Seller/Representative	Notes
20 Pine St	35-story building	Leviev Boymelgreen <i>n/a</i>	<i>n/a</i>	Sold for \$150M, will be converted to condos with ground-floor retail space
450 West 15th St	8-story, 291,216 sf bldg	Angelo, Gordon & Co. <i>n/a</i>	Moishe Mana and Erez Shternlicht/ Douglas Harmon, Eastdil	Sold for \$55M
218 West 40th St	12-story, 155,000 sf bldg	G Kaufman, B. Savitt, K. Organization; other investors <i>n/a</i>	<i>n/a</i>	Sold for \$46.2M
133-135 Greenwich St	Development site	Thames Greenwich LLC/ <i>n/a</i>	YL Real Estate/ <i>n/a</i>	Sold for \$24M, new owners plan to develop 30-story condo
478-486 Broadway	2 buildings	Vornado <i>n/a</i>	<i>n/a</i>	Sold for \$24M
120 West 86th St	12-story, 47-unit building	Joel Seiden, Ofer Yardeni, Stonehenge Partners <i>n/a</i>	Baltimore-based family/ Fred Rudd	Sold for \$16.5M; to be known as Stonehenge West
27 Wooster St	empty lot	Axel Stawski <i>n/a</i>	Enjay Associates/ Peter Hauspurg, Eastern Consolidated	Sold for \$15M, condos to be built after rezoning
425 Central Park West	7-story, 62-unit apt building	Manhattan investor <i>n/a</i>	<i>n/a</i> R. Knakal, M. Ferguson, P. Smadbeck, Massey Knakal	Sold for \$13M
105 Chambers St (The Cary Building)	5-story, 45,600 sf comm. bldg	Maurice Laboz/ Helmsley-Spear	Peter A. Williams/ Hank Widmaier, Helmsley-Spear	Majority sold for \$12.5M
54 Spring St	7-story, 15,000 sf mixed-use bldg	<i>n/a</i> Lee Odell, Lee Odell Real Estate Inc.	<i>n/a</i> D. Shorenstein, M. Forrest, Citi Habitats	Sold for \$7.6M
903 Madison Ave	5-story, 6,780 sf comm. bldg	<i>n/a</i>	<i>n/a</i> Paul Massey, Massey Knakal	Sold for \$7M
82-86 Bedford St	3-unit building	Manhattan corporation <i>n/a</i>	<i>n/a</i> J. Nelson, J. Ciruolo, Massey Knakal	Sold for \$6.9M
1326 Second Ave	5-story, 16-unit apt bldg	Manhattan user <i>n/a</i>	<i>n/a</i> T. Gammino, J. Ventura, Massey Knakal	Sold for \$5.25M
2490 Frederick Douglass Blvd	5-story mixed-use building	2490 FDB LLC/ Ralph Trionfo, Upside Ventures	224 Court LLC/ Ralph Trionfo, Upside Ventures	Building has 12 apartments and 5 stores
145 Hudson St	2,400 sf in comm. building	Tom Schierlitz/ Roxanne Betesh, Sinvin Realty	<i>n/a</i> Roxanne Betesh, Sinvin Realty	Photographer buys space
547 Broadway	3-story retail co-op	AB Partners LLC/ E.S. Altman, S. Hornstock, in-house; P. Nizer	<i>n/a</i>	In Soho between Spring and Prince Sts
420 Fifth Ave	72,000 sf retail condo	Dry Tank <i>n/a</i>	Jamestown/ Eastdil	Buys 2-story retail condo; CompUSA is tenant