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Densen and Mayor of Island Associates complete \$5.095 million office building sale in Central Islip

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Lawrence Densen,
Island Associates

Chris Mayor,
Island Associates

Court House Plaza, 267 Carlton Avenue - Central Islip, NY

Central Islip, NY According to Lawrence Densen and Chris Mayor of Island Associates Real Estate, the \$5.095 million sale of a 21,300 s/f office building, Court House Plaza, located at 267 Carlton Ave. has been completed.

The building is close to Bethpage Ballpark (home of the LI Ducks), The Federal Court House, State Court Houses, Touro Law School and two new Marriott's.

"This transaction was challenging as the office market has been recently soft but our efforts to promote the future value was instrumental in our ability to market this property for sale," Densen said.

The property was marketed for two years before securing the correct buyer. At the moment, (the new ownership's) philosophy is to stabilize their investment by renewing leases on a long-term basis.

Densen and Mayor represented the seller. The buyer was represented by Patrick O'Brien of Keller Williams .

267 Carlton Ave. was built in 2007, the building has three floors and is home to NYIT Health Services and the law firm of Sinnreich Kosakoff & Messina LLP, accounting firm of Esposito Fuchs Taormina & Co.

