



Cohen of Ashlind Props. arranges \$5.7 million sale for FragranceX.com; Attivisimo of Greiner Maltz acts for seller

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Richard Cohen, president of Ashlind Properties, arranged the purchase of an industrial building by FragranceX.com Inc., an Internet perfume marketer currently in Long Island City.

FragranceX.com purchased the vacant 80,319 s/f flex building at 5 Plant Ave. for \$5.7 million, or about \$71 per s/f, from Amdrew Realty LLC. The property, which has 18-ft. ceilings and six loading docks, is located on 5.2 acres. It was constructed in 1968.

FragranceX.com will use the building for its Internet sales and distribution operations. The company, founded six years ago by Ron Yakuel of Syosset, sells directly to consumers and is a wholesaler to high-end retailers, gift shops and dollar stores. FragranceX.com sells 9,500 brands of perfume, cologne, body lotion and after-shave.

Cohen represented FragranceX.com. Tom Attivisimo of Greiner Maltz Co. represented the seller.

Dukal Corp., a medical supply company that relocated to Ronkonkoma, formerly occupied the building.

The deal brings Cohen's sales transaction volume for the first four months of 2010 to more than 682,678 s/f. Cohen recently received the annual Long Island Business News Top Industrial Broker award.

Synonymous with industrial real estate on Long Island, Ashlind Properties, now celebrating its 20th year and headquartered in Hauppauge, N.Y., is an independent, full-service commercial real estate firm that provides a high level of specialized industrial real estate brokerage. For more information about Ashlind Properties call (631) 348-7700 or visit www.ashlindproperties.com.

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