



## **Shapiro and Lipton of Massey Knakal broker \$2.3 million sale**

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A six-family apartment building at 243 West 135th St., located between Frederick Douglass Blvd. and Adam Clayton Powell Jr. Blvd. in West Harlem, was sold in an all-cash transaction valued at \$2.3 million.

Built in 1910, this five-story property is 9,695 s/f and sits on a 25' x 86' lot. The building contains eight residential units, seven of which have been renovated within the past five years.

"The uniqueness of this property was in the free market status of the apartments. Heading into a very strong prime rental season we expect the investor to do very well with this acquisition," said Massey Knakal first VP of sales Robert Shapiro who exclusively handled this transaction with first VP of sales Josh Lipton.

Additionally, the building includes a newly created 700 s/f yoga studio on the ground floor. The property's proximity to The City College of New York, the Harlem Hospital Center, and access to Saint Nicholas Park makes the location highly desirable. Extensive work has been completed throughout the property in the past year, including a new gas boiler, a new chimney, and the yoga studio.

Massey Knakal specializes in the sale of investment and user properties in the New York Metropolitan area. Since 1988, our agents have closed over 4,200 transactions having a market value in excess of \$15 billion.

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