



**Efrati of Entrepreneur completes \$9.5 million sale of two-building package; Represents both buyer and seller of 44-74 21st Street/11-55 45th Avenue**

July 30, 2012 - Front Section

Ami Efrati of Entrepreneur Properties has brokered the \$9.5 million sale of a two-building walk-up package in Long Island City. Efrati represented the buyer and seller.

The properties are located at 44-74 21-st St. and 11-55 45th Ave. and consist of 47 apartments and one store front. Efrati said, " The phenomenal location and below market rents were a perfect fit for this family who made their first acquisition after 10 years of patiently waiting for the right deal to come along."

In addition to the rent multiple of 11x, Long Island City has been one of the most active neighborhoods in Queens for new projects.

-st Street and 11-55 45th Avenue, Long Island City - Queens, NY

New York Real Estate Journal - 17 Accord Park Drive #207, Norwell MA 02061 - (781) 878-4540