



## **Weiner and Wong of Greiner-Maltz broker \$1.62 million sale of Queens retail/development site; Seller of 64-24 Queens Blvd. property was Levy of Queens Liberty Glass Company**

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The corner retail property at 64-24 Queens Blvd. in Woodside recently sold in an all-cash transaction for a sale price of \$1.62 million.

The 4,000 s/f building includes 1.25 floors and 40 ft. of frontage on the south-southwest corner at 65th St. and Queens Blvd. The building occupies 40'x80' of its 40'x100' lot, and it features a 3,200 s/f ground floor retail space, with an 800 s/f office on the second floor.

The property was purchased by a private investor. The seller was Len Levy of Queens Glass Company, Inc. With a F.A.R. of 5.0 (R7X/C2-3), the lot is buildable to 20,000 s/f. Whether it will be used for retail or as a development site is still to be determined. The building sold for \$405 per s/f.

"An outstanding corner property that can be currently used as retail with development opportunities, we had numerous offers and went to a hard contract relatively quickly," said Greiner-Maltz Investment Properties president, Swain Weiner, who brokered the deal with Charles Wong of Greiner-Maltz.

Weiner and Wong represented the buyer and the seller.

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