



Ariel Property Advisors completes sale of four properties for \$13.5 million; \$6.5 million sale by Shkury, Sozio, Tortorici, Berkowitz and Agbaba

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Ariel Property Advisors arranged the sale of the following four properties for \$13.5 million:

* A five-story, 16-unit multifamily building at 309 West 111th St. in Morningside Heights sold for \$6.5 million. The 33-ft.-wide, 12,310 s/f building consists of 12 apartments with two-bedrooms and four apartments with three-bedrooms. The property is near both Central Park and Morningside Park, multiple restaurants, supermarkets along the Frederick Douglass Blvd. corridor, and the subway station for the B and C trains. Exclusive agents Shimon Shkury, Victor Sozio, Michael Tortorici, Josh Berkowitz, and Marko Agbaba represented the seller and procured the buyer, both real estate investment groups.

* A development site featuring 40 ft. of frontage at 1865 Amsterdam Ave. between 152nd and 153rd Sts. in Hamilton Heights sold for \$3.1 million. 19,000 s/f of air rights transferred from an adjacent property will allow for a total of 24,858 buildable s/f. Sozio, Tortorici, and Berkowitz represented the seller and procured the buyer, both real estate investment groups.

* A five-story, 16-unit multifamily building at 121 Vermilyea Ave. in Inwood sold for \$2 million. The 12,240 s/f property consists of three units with three-bedrooms, 12 units with two-bedrooms, and one unit with one bedroom. Residents benefit from the building's close proximity to Inwood Hill Park and Highbridge Park and the 1 and A subway lines. Sozio, Tortorici, Berkowitz and Agbaba represented the seller, a real estate investment group, and procured the buyer, a private investor.

* A four-story townhouse at 508 West 149th St. in Hamilton Heights sold for \$1.9 million. The 4,327 s/f property was recently gut renovated and converted from an SRO into a four-family dwelling. Sozio, Tortorici, Berkowitz, and Agbaba represented the seller, a private investor. Sarah Worley represented the buyer, also a private investor.