



## **Gates of Houlihan Lawrence brokers \$1.9 million sale of 50,000 s/f Catskill Mill**

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Catskill, NY Houlihan Lawrence Commercial Group has closed the sale of the historic "Catskill Mill." Located at 107-111 Water St., the 50,000 s/f property was sold for \$1.9 million, representing one of the largest commercial transactions in the core downtown districts of Hudson and Catskill, and is one of the highest commercial sales in the Columbia-Northern Dutchess-Greene MLS since 2006.

Andrew Gates,  
Houlihan Lawrence  
Commercial Group

The seller, Etsy founder Rob Kalin, was represented by Andrew Gates of Houlihan Lawrence, who said that the sale, "is yet another significant step in the ongoing upstate Hudson River town renaissance." Gates also represented the buyers, who will be converting the property into an arts building with studios, special programming and additional amenities.

Gates said once complete, "the Catskill Mill will be a draw for those looking to escape the city and for those of us already enjoying the upstate lifestyle. It was an honor to work with principles on both sides who deeply care about the community, Etsy founder Rob Kalin as seller and the father daughter team of Steve and Stef Halmos as buyers."

The buyers lauded Gates's efforts, calling him, "an integral part in bringing this deal to fruition." She said, "We wanted to work with someone who could relay our earnestness and communicate our hopes for a swift, mutually beneficial transaction. The property is situated on a beautiful spot in a small, vibrant village, and has historically played a big role in that community. Andrew did all he could to help us understand the value in the building itself, and in the village and region."