



Silber Investment Properties completes five sales totaling \$8.425 million

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Plainview, NY Silber Investment Properties Ltd. closed the following retail sales:

Silber completed the sale of a net leased Mattress Firm located at 205 Walt Whitman Rd., Huntington Station. Amanda Gordon, VP investment sales, represented the purchaser, BLDG Management. Chinho Park, represented the seller 205 Walt Whitman LLC. The sales price for the property was \$3 million, all cash. Gordon and Park completed this transaction in-house, without the need to co-broker with outside industry professionals. Despite a few issues during the transaction, the expertise and know-how of Silber was able to facilitate the transaction to benefit both the buyer and seller.

Gordon and Anthony Ciafardoni of Silber sold a mixed-use property in Sound Beach located at 154 Sound Beach Blvd. 3 Brother Realty Group LLC. purchased the retail property from Alagna Realty Inc. for \$600,000 with a cap rate of 7.7%. Gordon represented the seller while Ciafardoni represented the buyer. Gordon and Ciafardoni were able to negotiate a promising deal for both parties.

Gordon and Ciafardoni sold an M&T Bank, located at 23-25 N Station Plaza in Great Neck. Manhattan Skyline Management purchased the retail property from 23-25 North Station LLC. for \$2.175 million. Ciafardoni represented the seller while Gordon represented the buyer on this all-cash transaction.

Gordon represented the purchaser, Sentar Realty Corp. in the acquisition of a 4,400 s/f strip center property located at 510-514 Park Ave., Massapequa, for \$1 million at a 7.9% cap rate. The strip center consists of three retail tenants and sits on 0.24 acres. Park and Stuart Frankel of Silber, represented the seller, Ballas Five LLC.

Gordon represented the purchaser A2 125 West Main, LLC in the acquisition of a 9,619 s/f strip center property located at 125-131 West Main St., Bay Shore, for \$1.65 million. The strip center consists of four retail tenants and sits on a 13,068 s/f lot. Frankel and Park represented the seller, Ballas Five LLC.

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