



Monday Properties acquires 120,000 s/f 1 Half Moon Bay Dr.

November 14, 2023 - Front Section



Croton-On-Hudson, NY Monday Properties has acquired 1 Half Moon Bay Dr. in Westchester County. In partnership with Nexjen Real Estate and KPR Centers, the deal marks Monday's first industrial acquisition as it continues to diversify into various asset classes and expand within the tri-state area.

An industrial warehouse and distribution center, 1 Half Moon Bay Dr. is 120,000 s/f, located on a

5.64 acre lot. Originally built in 1974, the building was renovated in 2005 to offer tenants additional warehouse and office space. The facility features a maximum clear height of 30 ft., 10 loading docks, and two 12-ft. drive-in doors. Regional tire wholesaler Max Finkelstein Inc., which was acquired by US Ventures in 2022, occupies the building as a single user.

“Monday Properties’ has developed roots in the New York metro market, and this particular area has experienced a growing demand for real estate due to its proximity to the waterfront, as well as major transportation hubs and urban areas,” said Tim Helmig, managing partner at Monday Properties. “This acquisition emphasizes the firm’s growth strategy and ability to identify opportunities and trends in diverse asset classes.”

“The industrial market is strong in Westchester County due to limited inventory, virtually no new supply, and continued demand from a diverse tenant base,” said Adam Carr, executive vice president of acquisitions and capital transactions at Monday Properties. “Industrial assets of this size and quality in this market are rarely available.”

“We are thrilled to collaborate with the team at Monday Properties. It’s reassuring to align with a group that not only exhibits excellence in their endeavors but also shares our conviction in properties that demonstrate tremendous potential,” said Jacob Entel, founder of Nexjen Real Estate.

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