



Preuss of Massey Knakal brokers \$400,000 sale

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A fully leased building at 135-09 Cross Bay Blvd. in Ozone Park was sold in an all cash transaction valued at \$400,000.

The property consists of a 2,000 s/f building on an oversized block through lot. The first floor is leased to Subway who has three years left on their original five-year lease term. A three-bedroom apartment, which has been completely renovated, occupies the second floor and is leased until June 2010. The property has a rear lot for parking which has access from 94th St. and is currently rented on a monthly basis. The lot also has 800 s/f of air rights. Massey Knakal first VP of sales Stephen Preuss exclusively handled this transaction.

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