

## LEASES

## New York

**Adams & Co. Real Estate, LLC** is pleased to announce the following leases:

**Union Apparel Group Ltd.**, which specializes in outer wear, renewed its 1,412 s/f office showroom space and expanded 1,108 s/f at 231 W. 39th St. for five years. **James Buslik** and **Jeffrey Buslik** of Adams & Co. represented both the tenant and landlord in the transaction. Although details of the lease are undisclosed, the asking price was \$40 psf.

**Bosideng USA Inc.**, the U.S. outerwear division of the largest apparel company in China, renewed its 1,400 s/f showroom/office space and expanded 750 s/f at 463 Seventh Ave for three years. The 22-story property is home to a variety of fashion tenants. **David Levy** of Adams & Co. represented both the tenant and the landlord in the transaction. Although details of the lease were undisclosed, the asking price was \$45 psf.

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**Buchbinder & Warren Realty Group LLC** recently negotiated a 4,000 s/f warehouse lease for **BR Multisport, Inc.** at 631 West 51st Street for a term of three years. The company specializes in tri-

landlord. Asking rent was \$100,000.

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**NAI Friedland Realty** recently brokered a lease deal for 1,200 s/f at 52A West Burnside Avenue, Bronx to the pharmacy **Premier RX**. The property is located in close proximity to the busy intersection of Jerome Avenue and Burnside Avenue and the Morris Heights Health Center. **Rick Stassa** of NAI Friedland Realty represented both the tenant and the landlord in the transaction.

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**Kalmon Dolgin Affiliates, Inc.** (KDA) has leased a 9,400 s/f one-story warehouse at 517 Stagg Street in Brooklyn to **Along Products Corp.**, a restaurant equipment manufacturer. **Jacques Wadler** and **Vincenzo Lopez** of Kalmon Dolgin Affiliates represented the landlord, **Dimension Lumber**, in the transaction. **Linda Wong** of Kalmon Dolgin represented the tenant, **Along Products Corp.** **Along Products**, which is relocating and expanding its warehouse space, signed a five-year lease with an option for two additional years.

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In a transaction arranged by the Long Island office of **CB Richard Ellis**, the accounting and business management firm **Lebenhart Seckendorf Harrison and Reilly CPA's, LLC** has renewed its 5,970 s/f lease at 3000 Marcus Avenue in Lake Success. **CPRE's Larry Weiss** and **David Zelinski** negoti-

ated building ownership, **The We're Group**, was represented by in-house executives. 3000 Marcus Avenue is a three-story Class A office property.

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**Sasha Majerovsky** of **Citywide Properties, Inc.** has completed the following three leases totaling 6,200 s/f:

- **Quality Care Physical Therapy** has leased 2,500 s/f at 316 Fifth Ave. for five years. With already two locations in Brooklyn, the 5th ave. location would be their second in Manhattan. The space with a large open area, several offices, mezzanine level and plenty of natural light was a perfect set up for a physical therapy practice. The building is now 100% leased.

- **Yoga to the People** has leased the entire third floor of approx. 1,600 s/f at 1017 Sixth Avenue. They already have a location in the East Village and one in California. The space consists of new hardwood floor, high ceiling and two sides of windows. The asking rent was in the low \$30s psf. **Majerovsky** repped both the tenant and the landlord.

- **And HJ Corp.** has signed a five-year lease for approximately 2,100 s/f on the entire second floor at 40 West 38th Street. After the completion of gut renovation, they will open a nail salon. **Majerovsky** repped both the tenant and landlord.