



New York Commercial Real Estate Deals - January 2012

Below you will find a summary of all the New York City commercial real estate deals done for the month of January 2012.

The deals within are listed from largest to smallest in square feet leased or purchased. All below has been compiled from various news outlets such as; *The Real Deal* and *The Commercial Observer*.

Address	Sq. ft.	Tenant	Landlord	Details
1 World Trade Center	300,000	Chadbourne & Parke	Port Authority of New York and New Jer	Tara Stacom of Cushman & Wakefield represented the Port Au
2 Penn Plaza	225,000	Information Builders	Vornado	Information Builders renewed its lease in the building for
330 Madison Avenue	186,000	Guggenheim Partners	Vornado Realty Trust	Guggenheim was repped by Peter Hennessy, president of Cass
1 World Trade Center	133,000	Conde Nast	The Durst Organization and the Port Au	A CBRE team led by the company's New York-area CEO Mary Ann
3 Columbus Circle	124,760	Young & Rubicam Group/M. Tighe, G. Tosko	SL Green/The Moinian Group/J. Kuhn, S.	The advertising firm signed a 20-year lease for floors nine
488 Madison Avenue	107,308	TBWA Worldwide	The Feil Organization	Brian Feil and David Turino represented the Feil Organizati
1740 Broadway	100,000	Limited Brands Inc./M. Tighe, E. Deutsch	Vornado/Represented in-house	The apparel company signed an expansion lease for floors 14
205 Hudson Street	95,000	Hunter College	Trinity Real Estate	Hunter College signed a 15-year lease for the space for its
1633 Broadway	86,000	Digital Generation	Paramount Group	CBRE represented both sides in the deal.
1 Metro Tech Center	77,000	American Transit Insurance Co.	Forest City Ratner	Cassidy Turley broker Brian Weld repped the tenant. Jones
450 West 15th Street	75,000	inVentiv Health	Stellar Management	Paul Myers and Mike Movshovich, brokers at CBRE, repped inV
175 Varick St	75,000	WeWork/Sean Black, Jones Lang LaSalle	Extell Development/M. Myers, E. Meyer,	The provider of office space and community work space signe
350 Fifth Ave(Empire State Bld	70,000	Human Rights Watch/B. Waterman, I. Bank,	W&H Properties/W. Cohen, R. Kass, Newm	The nonprofit signed a lease renewal and expansion for part
1440 Broadway	67,000	Liz Claiborne	Monday Properties	Newmark Knight Frank's New York-area president David Falk a
1345 Avenue of the Americas	60,000	Ion Trading	Allianz(sublandlord) Fisher Brothers(l	Jones Lang LaSalle represented Ion trading. Asking rent fo
200 Fifth Avenue	57,691	Tiffany & Co./M. Steir, M. Barlow, Studl	L&Lholding/Represented in-house	The jewelry company signed an expansion lease for an extra
40 Wall Street	54,500	Duane Reade	The Trump Organization	Joseph Artusa and Thomas Murray of Lincoln Properties repre
112 West 34th St	52,274	Regus/M. Raveslout, W. Iacovelli, CBRE	W&H Properties/M. Arkin, K. Mekles, H.	The office workspace provider signed a lease on the 17th an
MetroTech	50,000	Deutsche Bank	JP Morgan Chase	Jones Lang LaSalle represented Ken Siegel and Peter Riguard
140 William Street	50,000	Pace University	Crikos LLC	Newmark Knight Frank's David Falk and Kyle Ciminelli repres
200 Madison Ave	50,000	Garan Incorporated/J. Saunders, N. Flagg	n/a	The Warren-Buffett-owned clothing company signed a 10-year
Starett-Lehigh Building	47,000	Dentsu McGarry Bowen	RXR Realty	CBRE executives David Hollander and Sacha Zarba repped Dent
236 West 27th St	45,130	Fashion Institute of Technology/Grant Gr	Jonathan Rosen/Perry Mesner, Colliers	The school signd a lease, the New York Post reported.
666 Third Avenue	45,000	European Union	Tishman Speyer	Gregory Conen, an in-house leasing rep with Tishman Speyer,
The Chrysler Building	43,000	Memorial Sloan-Kettering Cancer Center	Tishman Speyer	Mark Weiss, vice chairman of Newmark Knight Frank, represen
40 Wall Street	36,921	The Harry Fox Agency Inc.	The Trump Organization	Greg Taubin of Studley represented the Harry Fox Agency in
15 Metro Center	35,145	The New Jersey Nets	Visiting Nurse Health Care System	Cushman & Wakefield chairman of global brokerage Bruce Most
641 Sixth Ave	31,500	Infor/B. Mosler, A. Rappaport, C&W	Atlas Capital Group/P. Turchin, G. Rot	The business application software company signed a lease fo
485 Lexington Avenue	27,996	Fidelity National Title insurance Co.	SL Green	Leon Manoff, vice chairman with Colliers International, alo
463 Seventh Avenue	24,000	Consolidated Children's Apparel Inc.	The Arsenal Company	Jospeh Friedman of Adams & Co. Real Estate handled the leas
888 Seventh Avenue	24,000	Lone Star	Vornado	An in-house team of brokers represented Vornado in the deal
1407 Broadway	23,700	Kellwood Co.	1407 Broadway	Nicola Heryet and Stephen Bellwood of Cassidy Turley repres
149 Fifth Avenue	22,476	Eurasia Group	149 Fifth Avenue Corp.	Newmark Knight Frank executive Nick Berger represented Eura
630 Third Avenue	21,000	Rubin, Fiorella & Friedman	Atco Properties & Management	CBRE executives Richard Levine, Michael Rizzo and Andrew Su
Starett-Lehigh Building	21,000	Tommy Hilfiger	RXR Realty	Tommy Hilfiger was represented by Matthew Astrachan of Jone
245 Park Ave	20,700	Skandinaviska Enskilda Banken/A. Schreie	Brookfield Office Properties/Represent	The Nordic financial company signed a long-term lease.
120 West 45th Street	19,397	DeVry College of New York	SL Green	Erica Rubenstein of Newmark Knight Frank represented DeVry
505 Eighth Ave	18,060	Common Ground/M. Furst, D. Lebenstein, C	Newmark Holdings/E. Gural, A. Gurevich	The nonprofit signed a 10-year lease on the fifth and 12th
28 West 44th Street	17,773	Crew Cuts Inc./Rob Silver, Newmark Knigh	APF Properties/D. Rosenbloom, J. Fales	The commercial and film post-production company signed a le
655 Third Avenue	16,000	Brahman Capital	Durst Organization	Eric Engelhardt and Karen Kuznick of the Durst Organization
519 Eighth Ave	16,000	Skanska Railworks Joint Venture/Ted Spie	n/a/ S. Kaufman, B. Raskob, Kaufman Or	The construction development company signed a five-year lea
160 Fifth Ave	15,173	TheSimons Foundation/P. Hennessy, W. Mil	RRF/A. Chudnoff, M. Konsker, J. Tootel	The nonprofit signed an expansion lease for the entire seco
261 Fifth Avenue	14,047	Tumi Inc.	The Feil Organization	Tumi expanded from 9,735 square feet to 14,047 square feet.
1465 Fifth Ave	12,484	Harlem Children's Zone/M. Gorman	Site * Developers Equities LLC/ n/a	The nonprofit signed a long-term lease for three floors.
350 Seventh Ave	11,850	Augme Technologies/M. Sevilano, C.Okada	Benstein Real Estate	The technology firm signed a lease.
505 Eighth Avenue	11,500	Biddle Sawyer	Jeff Gural	Dan Segal, a broker at the real estate services firm Newmar
34 West 33rd St	11,250	Accessory Innovations LLC/Michael Beyda,	Arcade Building Associates/D. Levy, B.	The childrens apparel and accessory maker signed a 13-year
5 Columbus Circle	11,000	Riverside Associates/JFW Realty Corp.	Jeffrey Rosenblatt, newmark Knight Fra	The psychologist signed a lease for the entire 10th floor.
151 West 26th St	10,500	T. Schreiber Studio & Theater/M. Furst,	Abner Properties/Louis Prisco Colliers	The acting school signed a 10-year lease renewal and expans
10 Hudson Square	9,715	Jen Kao/Michael Schoen, Savitt Partners	Trinity Real Estate	The fashion designer signed a 10-year lease, the new York
253 West 35th St	9,001	Amida Care Inc./Allen Gurevich Newmark K	Shulsky Properties/A. Bonett, N. Zagar	The nonprofit signed a five-year lease. The reported askin
444 Madison Avenue	9,000	AWAS	Westbrook Partners	CBRE brokers Paul Amrich and Kerry Powers represented the l
64 West 48th Street	9,000	Document Technologies	Muss Development	Erica Rubenstein of Newmark Knight Frank represented DeVry
600 Madison Ave	8,886	Falcon Edge Court/A. Chudnoff, D. Turkew	P. Amrich, S. Zarba, N. king, CBRE	The tenant signed a lease for 10 years and 11 months on the
530 Seventh Avenue	8,800	DL 1961 Denim	Savitt Partners	Marc and Michael Schoen of Savitt Partners represented the
40 Fulton St	8,583	Laws.com/Anita Grossberg, Prudential Dou	Vornado/Represented in-house	The legal website company signed a 10-year lease for its co
1140 Broadway	8,500	Icraive/Elie Reiss, Rice & Associates	1140 Associates/Michael Joseph, Collie	The design studio signed a lease.
424 West 33rd St	7,800	Stanacard LLC/Anita Grossberg, Prudentia	424 West 33rd Street LLC	The telecommunications company a seven-year lease. The te
350 Fifth Ave(Empire State Bld	7,665	Acronym Media/Daniel Bodner, CBRE	W&H Properties/W. Cohen, R. Kass, Newm	The search engine marketing firm signed an expansion lease.
159 West 25th St	7,500	Iconology/Michael Okun, CBC Hunter Realt	Thomas Campenni Co./Represented in-hou	The digital platform for comic books signed a lease.
420 Lexington Ave	7,457	Phoenix Investment Advisor/Ioren Biller,	SL Green/Represented in-house	The securities investment advisor signed a 10-year lease on
655 Third Avenue	6,700	Kastle Systems	Durst Organization	Brandi Frey and John Grotto of the Durst Organization repre
104 West 40th Street	6,610	RDA Ventures	Savanna	Marc Miller of Winkor Realty Company represented RDA Ventu
524 Broadway	6,600	Health Guru/Elizabeth Juviler, Rice & As	Viad/Robert Gallucci, Newmark Knight F	The health and wellness company signed a lease.
104 West 27th Street	6,000	StrongMail Systems	104 West 27th St Realty Inc.	Stephen Benoit and Elliot Warren of the Kaufman Organizatio
120 West 45th Street	5,877	Horton Point	SL Green	Jordan Mandel of the Vortex Group represented Horton Point.
5 Columbus Circle	5,500	Ilife Ihealthcare/Edward Wartels, Cresa	Jeffrey Rosenblatt, newmark Knight Fra	The healthcare company signed a lease on the 17th floor.
15 West 37th Street	5,200	O'Neil Langan Architects P.C.	Kamber Management	Alan Bonett and Nick Zagar of Abrams & Co. represented the
1330 Avenue of the Americas	5,000	Palestra Capital Management	RXR Realty	Dan Madison of Newmark Knight Frank repped the tenant. Ask
500 Eighth Ave	5,000	Resource Training CenterH. Schuster, J.	Walter & Samuels/H. Schuster, J. Glads	The school signed a lease.
250 West 57th Street	4,758	AFE Consulting	W&H Properties	Andrew Braver of Cushman & Wakefield represented AFE in the
40 Wall Street	4,706	Coastal Trade Securities	The Trump Organization	Rob Wizenberg of CB Richard Ellis represented the tenant in
333 Park Ave South	4,600	Red Square Productions/Elissa Groh, Rice	Bloch Graulich Associates/J. Robinson,	The film and television production company signed a 10-year
499 Park Avenue	4,500	Daum Inc. & Haviland	Hines	Jonathan Krevine, a director at Newmark Knight Frank, repre
8 West 38th St	4,375	Okum, Oddo & Babat/Michael Okun, CBC Hun	Fraglow Realty	The law firm signed a lease
56 West 45th St	4,000	Turkish Cultural Center/F. Consolo, J. A	Cassidy Turley	The nonprofit signed a lease on the fourth floor.
40 Wall Street	3,689	Rosenteel Law	The Trump Organization	Willard Overlock and Dan Johnson of Cushman & Wakefield rep
292 Madison Ave	3,600	Burford Grou/Signaure Partners	Herald Square Properties/CBRE	The investment advisor signed a new lease on the 23rd floor
112 West 34th St	3,425	Taylor Consulting & Contracting LLC/Ira	112 West 34th Street Company LLC	The energy consulting firm signed a five-year lease.
213 West 35th St	3,250	Nikki Apparel Ltd./A. Bonett, D. Theordo	Samuel Stein, Justin Management	The apparel company signed a five-year lease. The reporte
1330 Sixth Ave	3,179	Karya Capital Management/Michael Okun, C	William Elder, RXR Realty	The investment firm signed a lease.
19 West 21st St	3,130	Taboola/Thomas Jacobs, Rice & Associates	Fifth Ave. Partners/A. Defortuna, V. H	The video discovery and distributionplatform signed a lease
244 Fifth Ave	3,000	Masterson Group/Alan Markowitz	Pro-Media/Elizabeth Juviler, Rice & As	The advertising firm signed a sublease.
247 West 35th St	3,000	CSH Martial Arts/Brett Maslin Adams & Co	Adams & Miller	The martial arts studio signed a five-year lease. The repo
317 East 34th St	2,894	Michael Margiotta, M.D./Brentler Inc.	317 East 34th Street/David Levy Adams	The medical office signed a seven-year lease renewal. The
34 West 33rd St	2,890	United States Accessories Inc./David Lev	Arcade Building Associates/David Levy,	The accessories company signed a one-year lease. The eport
39 Broadway	2,820	Doyle & Roth/Neil Murray, CBC Hunter	Lawrence Group LLC	The supplier of heat-transfer equipment signed a lease.
7 West 45th St	2,750	Pekoe Group/Jaey Meran, Okada & Co.	Phil Amarante, Colliers International	The marketing firm signed a sublease.
684 Broadway	2,744	SMCP Inc./D. Baker, J. Louzon, Isaacs &	Olmstead Properties/Represented in hou	The fashion company signed a lease for showroom and office s
11 West 25th St	2,500	La Boutique/Elie Reiss, Rice & Associate	Kew Management/Represented in-house	The graphic design company signed a lease.
5 Hanover Square	2,340	Braemar Steege Inc./M. McKenna, T. Wilso	n/a	The energy-adjusting company signed a lease.
541 West 25th St	2,300	Asia Art Piers/Earl Bateman, Rice & Asso	5th Street Art Partners/Jamison Weiner	The art gallery signed a lease in the office building.
19 West 34th St	2,250	New Life Accessories/Joseph Friedman	Scott Domansky, PRD Realty	The accessories company signed a four-year lease. The repo
148 West 24th St	2,200	Anthony Barrata LLC/D. Baker, J. Louzon,	Signature Partners	The interior design firm signed a lease.
40 Wall Street	2,059	Topeka Capital Markets	The Trump Organization	Michael Rizzo of CB Richard Ellis represented the tenant in
55 Broad St	2,055	LeaDOG/T. Hatzimichael, Red Rock NYC; E.	55 Broad Street LP/Gene Baumstein Rudi	The financial services firm signed a five-year lease.
28 West 44th Street	2,002	Rule Financial/Ricy Kramer, Newmark Knigh	APF Properties/D. Rosenbloom, J. Goldm	The financial firm signed a lease renewal on the eighth flo
885 Third Ave	1,930	Galileo Investment Management/Michael Ma	Metropolitan 885 Third Avenue Leasehol	The financial services firm signed a five-year lease.
162 West 21st St	1,900	Kramer & Kramer/Elissa Groh, Rice & Asso	Northside Realty Corp./Stan Putko, Ore	The photographers signed a lease.
65 Broadway	1,796	Atlas Financial/Michael Okun, CBC Hunter	AM Property	The financial company signed a lease.
231 West 39th St	1,779	Summit One LLC/James Buslik, Jeffrey Bus	231/249 West 39 Street Associates/Jame	The company signed a five-year lease renewal. The reported
218 East 29th St	1,750	Arimed/Ryan Gessin, Halstead Property	Ryan Gessin, Halstead Property	The medical clinic signed a five-year lease for its third l
231 West 39th St	1,682	Anama LLC/James Buslik, Adams & Co.	231/249 West 39th Street Associates/Ja	The fashion company signed a two-year lease renewal. The r
1071 Sixth Ave	1,651	Reliable Office Systems & Supplies Inc./	Ten Seventy One Associates/ David Levy	The office supplies company signed a four-year lease renewa
10 West 33rd St	1,627	Linda De Rosa/David Levy, Adams & Co.	Ten West Thiry Third Associates/David	The fashion accessories company signed a five-year lease re
547 West 27th St	1,534	Littlejohn Contemporary/Earl Bateman, Ri	Pinetree Group	The art gallery signed a lease in the office building.
545 Eighth Ave	1,500	El York/Paul LeBlanc, Synergy Realty	K. Lerner, C. Okada, Okada & Co.	The construction firm signed a sublease.
60 Broadway	1,500	Michael Silverstein/Jason Mezzydlo,NYCRS	n/a	The tenant signed a lease.
40 East 23rd St	1,500	Physicalmind Studio/Allan Gallaway, DJK	CeeCee Associates/M. Gorman, j. Gettle	The fitness studio signed a lease on the third floor.
40 East 23rd St	1,500	Physicalmind Studio/Allan Gallaway, DJK	CeeCee Associates/K. Gorman, J. Gettle	The fitness studio signed a lease on the third floor.
40 Wall Street	1,377	RRG new York	The Trump Organization	Ilan Hoffman of Grubb & Ellis represented the tenant in its
463 Seventh Ave	1,247	Popstar LLC/David Levy, Adams & Co.	The Arsenal Company LLC/David Levy, Ad	The tenant signed a 10-year lease. The reported signed a
110 West 40th St	957	Stern Metals Inc./David Levy, Adams & Co	One Ten West Fortieth Associates/David	The producer of metal alloys signed a three-year lease rene
1015 Madison Avenue	600	Plaza Real Estate Group	S&S Madison Associates	Plaza Real Estate Group represented itself and the landlord
241 West 37th St	400	MPPG Group/Jared Jasinski, NYCRS	Private investor/Jared Jasinski NYCRS	The tenant signed a lease.

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