

The New York Times

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Recent Commercial Real Estate Transactions



FOR SALE

\$13.95 million

1535 Richmond Avenue (between Akron and Morani Streets)

Bulls Head, Staten Island

This two-story office building completed in 2001 features a granite and insulated gold dust glass facade, insulated glass windows and doors, as well as a drinking water purification system. The 39,896-square-foot building is triple-net leased by Santander bank, which has another year left on its lease, as well as two five-year options to renew. The bank subleases

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some of the space to five other tenants including the Staten Island Board of Realtors and a day care facility. The property has 90 outdoor parking spaces.

Owner: 15 Rich L.L.C.

Brokers: Stephen R. Preuss, Michael DeCheser and Shaya Deaton, Cushman & Wakefield