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Chozick Realty completes \$3.55m sale of Diamond Court Apts.

February 04, 2009 - Owners Developers & Managers

Chozick Realty, Inc. completed the sale of Diamond Court Apartments located at 150 Manhan St. This 80 unit complex was sold by non-contingent sealed bid sale for \$3.55million. The sale was conducted on behalf of Diamond Court-CHFA Inc. The open marketing period was approximately 45 days from start to bid opening.

Diamond Court was built in 1992 and designed with a unit mix of 24-two bedroom; 54-three bedroom and 2-four bedroom townhouse apartments with full basements.

The apartments range in size from 795 to 1,285 s/f and have individual gas heat and central air conditioning.

Diamond Court has historically maintained an occupancy of 100% with a turn over rate of approximately 10% per year. Chozick Realty was the sole broker in this transaction.

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