

Gary DePersia, SVP, Senior Vice-President

Publication: New York Observer

Date: 7/24/2006

Title: Harvey, Wallbanger

Last month, The New York Times reported that movie mogul Harvey Weinstein had bought a West Village townhouse, through a corporate entity. But at the time, the only number on the deal that was available was the building's \$12.5 million asking price.

Turns out it took a lot more than that for Mr. Weinstein to score the place: City records now show he paid \$14.95 million.

Considering that Mr. Weinstein was willing to drop almost \$2.5 million over the asking price, he must have some big ideas for the five-story building--which already includes seven bedrooms, five full baths and two half baths. Indeed, Mr. Weinstein has already filed plans with the city for interior renovations.

For now, the 22-foot-wide building serves as an investment, and Mr. Weinstein has not yet decided whether he will move there, according to a source with knowledge of the deal.

Mr. Weinstein, currently traveling in Europe, declined to comment.

But if he decides to relocate to the West Village, Mr. Weinstein can wait out the renovation in the posh Soho condo just a few floors under Kelly Ripa's that he bought in May 2005 for \$6.8 million.

\$6.5 M. Plans for Eastman Estate

In East Hampton, a well-known family estate is changing hands.

Attorney Alan Schnurman recently dropped \$6.5 million on the Briar Patch home of the late Monique Eastman, stepmother of the late Linda McCartney.

Located on over two and a half acres, the 6,000-square-foot traditional home was in the family for more than a decade--and served as a summer hangout for Paul and Linda. The six-bedroom residence includes a large

country kitchen, formal dining room, den with fireplace, and a heated swimming pool.

Lately, Mr. Schnurman--who also hosts a talk show on the law--has become a prime mover and shaker in Hamptons real estate. He owns 66 acres south of the highway, according to his broker, not to mention a Tuscan-style home in Water Mill.

Nevertheless, the buyer already has some plans for this property--including a tennis court, which could easily fit on the sprawling estate.

"[Mr. Schnurman's] always been a person who looks for interesting properties for investment or his own personal use," said Allan Schneider Associates broker Gary DePersia, who represented the seller and buyer. "He's going to take the house to the next level. It's going to involve much renovation and expansion."

When the property first came on the market in July--roughly two months after Eastman passed away--the asking price was \$8.3 million. Later, it was reduced to \$7.5 million and finally to \$6.95 million.

Brooklyn Record?

Currently, two Brooklyn Heights townhouses--listed at \$12 million (82 Remsen Street) and \$10.95 million (8 Montague Terrace)--are under contract. If sold near asking, the four-story mansion at Remsen Street will be a record-breaking deal for the borough, eclipsing an \$8.5 million transaction in early 2005.

Broker Ellen Newman, of the Corcoran Group, is listing both townhouses, and confirmed that they were under contract--but would not comment on the deals in progress.

Owned for almost half a century by sculptor Neil Estern, the four-story townhouse on Remsen Street measures approximately 11,660 square feet. Some notable features include Tudor-style oak paneling, herringbone floors, carved limestone fireplaces and a 47-foot living room.

Similar to the other 19th-century townhouse, the Montague Terrace residence is also over 11,000 square feet. If converted to a single-family home, there could be nine bedrooms and nine baths, according to the listing.

Two Corcoran Group brokers also share the listing with Ms. Newman:
Yolanda Johnson Vogelzang (82 Remsen Street) and Vicki Negrón (8
Montague Terrace).