
From: Boris Nikolic <[REDACTED]>
Sent: Wednesday, January 29, 2014 4:20 AM
To: Jeffrey Epstein (jeevacation@gmail.com)
Subject: FW: 137 Duane Street Unit 3A Offer
Attachments: Unit 3A - Offering Overview.pdf

I love this Unit.

Have been thinking a lot and would like to go for it.

It is not possible to =eat price per sq feet. And in that area is increasing rapidly.<=span>

Finally this has been =usually my first choice from the beginning.

A seller/developer is =etting desperate as he has half of all units in the whole building and needs to sell it.

He is having an open house this Friday.

Because of a developer=holding so many units, it is not possible to get mortgage from a bank.

This is not a quick fix (it will take developer some time to unload) but I think that it does not matter as I would like to hold it for a while.

Even if the worst comes to bear (some significant water leaks due to old pipes, the assessment for the Unit can't be that high as there are 24 Units in total).</=:p>

Please look over it and let's discuss.

Boris

From: Steven Gold [mailto:SGold@townrealestate.com]
Sent: Monday, January 27, 2014 9:30 AM

To: [REDACTED]; Boris Nikolic
Subject: FW: 137 Duane Street Unit 3A Offer

Not that I think we sh=uld reconsider, but just FYI

Steve Gold

Licensed Real Estate Salesperson=span>

My Exclusive Listings <<http://www.townrealestate.com/pr=file/804-steven-gold>>

TOWN

110 5th Ave, 6th Fl

New York, NY 10011

O [REDACTED]

M [REDACTED]

F [REDACTED]

From: Andrea W=lon [mailto:AW@SummitEquities=lc.com <mailto:AW@SummitEquitiesllc.com>]
Sent: Monday, January 27, 2014 12:11 PM
Subject: 137 Duane Street Unit 3A Offer

Happy New Year,

I want to touch base with you and see if you had any=current clients that would be interested in making an offer on unit 3A at =37 Duane Street. We have completed the hallway/common area renovations and=received a bid back for leveling the floors in the unit. We are offering to sale the condo at a discounted =ate before we start the floor work as the price will increase significantl= once the work is done. I am holding an open house this Friday at 4pm. Please let me know if y=u have any interested clients.

Best Regards,

Andrea Wilson

Summit Equities LLC

3 Columbus Circle, Suite 1430

New York, NY 10019

212-582-0318

aw@summitequitiesllc.com <mailto:aw@summitequitiesllc.com>

<<http://www.summitequitiesllc.com>>

The information contained herein may include information that is privileged or confidential. If you have received this email in error or are not the intended recipient, you are hereby notified that any dissemination, distribution or review of the information herein is prohibited and this email should be deleted immediately together with any attachments. If you are the intended recipient, please note that any information contained herein is believed to be accurate yet is subject to change, errors or omissions without advance notice from the sender. To the sender's knowledge, this email and any attachments did not contain any virus, worm or malicious code when transmitted and neither the sender nor Town Residential LLC, its subsidiaries or affiliates are liable for any loss or damage arising in any way from this message or its attachments. Thank you.