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Goldflam and Weiss of Highcap complete \$1.6 million sale in Wheeling, WV

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Wheeling, West Virginia Josh Goldflam, managing principal of Manhattan-based investment sales firm Highcap Group along with associate Jeff Weiss, arranged the sale of the property located at 1114 Market St. The property was purchased for \$1.6 million in an all-cash transaction. Josh Goldflam and Weiss acted as exclusive advisors in the transaction.

The three-story mixed-use retail and office building consists of 43,700 gross s/f and is primarily occupied by JP Morgan / Chase Bank. The tenant leases 2 of the 3 floors and the 3rd floor was delivered vacant. The tenant has a long term lease in place and has been located at the site for many years. This location serves as the dominant bank in the town of Wheeling and provides for a very safe investment for the purchaser.

The purchase price of \$1.6 million represents an 8.1% cap-rate.

