

**POST FOCUS ON COMMERCIAL REAL ESTATE**

A triple Scoop for downtown

**BETWEEN THE BRICKS****LOIS WEISS**

FILTER, one of the oldest, late-night Meatpacking District clubs, is being forced out of the up-scaling neighborhood, leaving Hogs & Heifers as the holdout hotspot.

The 3,000 square-foot site at the southeast corner of 14th Street and Washington Street will get a major facelift when Filter exits the storefront and fashion retailer Scoop moves in to take over the remainder of its block.

Scoop will soon open a menswear spot to join its successful womenswear shop.

But the corner is reserved for Scoop's first children's store dubbed, "Scoop Starting Young," catering to children ages 2 through 12. "This is the third separate Scoop lease on the block," said **Kim Mogull**, who is the nationwide rep for Scoop.

Mogull also represented Urban Investment Advisors, the owners of 430 W. 14th St.

The Toy Factory, the new condo in Brooklyn at 176

**KARIM RASHID**

Gets new store.

Atlas Floral Decorators, which spent 50 years at the Plaza setting up flowers for folks from **Donald J. Trump** to the Beatles, succumbed to the accumulation and has moved to larger quarters at 200 W. 57th St.

Jonathan Fein and **Jeffrey Schwartz** of Adams & Co. Real Estate represented Atlas in the deal for 2,173 square feet. **Mark Todes** of the Trump Group represented the building owners.

Prolific industrial designer **Karim Rashid** leased a store at 137 W. 19th St. for his first retail showroom, where he will rotate collections of his 300

avenues, which features 15-foot glass windows, and 300 square feet of basement space, was around \$82 a foot.

Bruce Sinder and **Christopher Owles** of Sinvin Realty Corp., were the sole brokers.

Recently, Rashid won the prestigious Daimler-Chrysler award for design excellence.

His first book, "I Want to Change the World" was published in 2001, and he has just completed his follow-up book titled "Evolution."

QUICKIES: Despite another report, the Goldman Sachs office building at Battery Park City won't have a residential component ... What could be in the water in Halstead's West Side office? Two of its brokers are about to become very hot properties themselves. Broker **Adam Trese** will be appearing in "Twelve Angry Men" at the Roundabout Theatre opening in October. Then there is **Jay Overbye** who will debut as one of two new bachelors in the reality series "The Bachelor," premiering at the end of September ... Just think, some lucky prospective apartment buyer could snare more than a new flat. **Eddie Sitt** said once they close the deal for Six

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