



GARY R. EISENMAN

COUNSEL - Transactions

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Practice Areas

Transactions
Acquisitions & Sales
Development
Joint Ventures
Financing
Ground Leases

Bar Admissions

New York, 1985

Education

Union University Albany Law School

• J.D. - 1982

State University of New York at Albany

• B.A. in Political Science - 1979

Gary R. Eisenman joined Rosenberg & Estis, P.C. in 2021 and is Counsel with the firm's Transactions Department. Eisenman's real estate practice spans over 35 years as an attorney and of counsel for law firms and in-house counsel for state and federal government entities. His experience in real estate purchases and sales covers a broad section of asset classes including related financing (both mortgage, mezzanine and preferred equity), joint ventures, leasing of offices, retail and industrial spaces and the real estate components of M&A transactions.

Prior to joining Rosenberg & Estis, Eisenman was an Attorney with Cravath, Swaine & Moore LLP, Counsel to Nixon Peabody LLP, Senior Counsel to Loeb & Loeb LLP and Of Counsel to Brown & Weinraub PLLC.

Earlier, Eisenman served as the Deputy Federal Housing Commissioner and Deputy General Counsel for the United States Department of Housing and Urban Development and the Federal Housing Administration in Washington, D.C.

Notable Work

- Represented a family office in connection with the restructuring of its U.S. real estate portfolio and spinoff of its U.S. management company.
- Represented the owner-operator of a Class A apartment building in Long Island City, NY in connection with a preferred equity financing.
- Represented the owner in connection with the sale of an apartment building and development lot on Eleventh Avenue, New York, NY.
- Represented the developer in connection with the negotiation of a development ground lease for land located on Coney Island Avenue, Brooklyn, NY.
- Represented the developer in connection with a joint venture to redevelop a large N.Y.C.H.A. apartment complex in New York, NY.
- Represented an investor in connection with a joint venture to acquire and operate a portfolio of office and retail properties located in New York, NY.
- Represented the owner in connection with the sale of a Class B office building located on Lafayette Street, New York, NY to large educational institution for conversion to dormitory space.



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- Represented the developer-operator in connection with the sale-leaseback of a large sub-division for residential development in Pocono, PA.
- Represented the owner in connection with a lease for a restaurant demising the entire ground floor retail space and basement of a building located on MacDougal Street, New York, NY.
- Represented the owner in connection with the master lease of apartments for use by a major educational institution in an apartment building located in Long Island City, NY.
- Represented the investor in connection with a preferred equity transaction to recapitalize a community shopping center in East Hanover, NJ.
- Represented the owner-operator in connection with the acquisition and refinancing of the office complex known as the Centre at Purchase in Harrison, NY.
- Represented the developer in connection with the acquisition and redevelopment of an apartment building located in Columbia Heights, Brooklyn, NY.
- Represented the owner-operator in connection with the acquisition of the Charlottesville Fashion Square Mall, Charlottesville, VA.
- Represented a publicly traded home builder in connection with the acquisition of Shappel Industries, Inc, a CA homebuilding company.
- Represented the owner-operator in connection with the acquisition of a mixed-use building located on Bowery Street, New York, NY.
- Represented the owner-operator in connection with the acquisition of a Class A office building located on Broadway, New York, NY.
- Represented the developer in connection with the acquisition of an apartment building located on Bradhurst Avenue, New York, NY.
- Represented the owner-operator in connection with the acquisition of an office building located on West 27th Street, New York, NY.
- Represented the developer in connection with the acquisition of an apartment building located on North 8th Street, Brooklyn, NY.

Honors & Awards

- *Selected by City & State of New York to The 2023 Real Estate Power 100*
- *Selected by City & State of New York to The 2022 Real Estate Power 100*

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Published Works

- “Building Back Better: Where We Are; What is at Stake,” Empire Report, February 8, 2021
- Report of the Bipartisan Millennial Housing Commission Appointed by the Congress of the United States, Contributor, May 2002

Professional Associations

- New York State Bar Association, Member
- Corporation for Supportive Housing, Former Director