

# THE CLOSER

## Flips and splits of New York's real-estate community

✿ The sale on decorative objects and furnishings at **Jacques Carcanagues Inc.** at 21 Greene St. in SoHo, between Grand and Canal, is a must-see for anyone who wants to add something special to their home.

The sale, just Carcanagues' (right) second in 35-plus years, starts on the street, where baskets woven in the Philippines are priced as low as \$40.

Inside, Carcanagues wants to sell as many items as he can, taking more than 50% off some prices. Large statuettes of Hindu gods and hand sculptures (representing knowledge) now cost \$200 and up. We picked up resin bracelets, handmade in India, for \$5.

The French-born antiques and jewelry dealer has had four SoHo locations since opening on West Broadway in 1974. He's as good a SoHo historian as we've met, and fair prices are always on his mind.

"I have a rule in life," says the world traveler. "I try to charge about the same as it costs for someone to buy these goods in Asia and ship them back themselves."

He's telling the truth. These items are not that much more expensive than in the exotic flea markets where he bought them.

The reason for the sale? The landlord of an adjacent space where Carcanagues has been selling big-ticket items wants to raise the rent. The sale should last through November at the loft-like boutique, open Tues.-Sat., 11 a.m.-6:30 p.m.

✿ This coming Wednesday at 7:30 p.m., the Riverside Oval Association presents

"another chapter in our oral-history project" with an in-depth look at **River Terrace** (above), a building at 156-20 and 157-10 Riverside Drive West. Held in the River Terrace North Community Room inside the building, the presentation is free.

As part of an oral-history project funded by the **Citizens Committee for NYC**, the Oval Association's co-chairwoman, Vivian Ducat, is spearheading an effort that looks at films and photographs and encourages talks by and conversation with current and past residents and anyone else who has an interesting story about the building.

"Mayor Dinkins lived there before he was mayor, as did Robert Lowery, New York City's first African-American fire commissioner," says Ducat, a Web creator with a master's in real-estate development from the Columbia University School of Architecture, Preservation and Planning. "We live in this vertical community in New York with such interesting people above and below us. People love to hear who was there before them and what happened in their building over time. I don't want that to get lost."

Ducat is so committed to the idea of oral and visual preservation, she is getting into the business of researching and designing Web sites for buildings, incorporating history, architectural features and time lines. To contact her, call **Ducat Media** at (917) 301-1120. She has already done a site devoted to modernist architect Louis Kahn's Trenton, N.J., bath house (kahnrtr

entonbathhouse.org).

✿ **Corcoran Sunshine** will hold its fall open house this weekend. Eleven of the marketing group's new developments will be open to the public on Saturday and Sunday from 11 a.m. to 5 p.m. This is a great chance to see what's available on the new-building front and see where prices are.

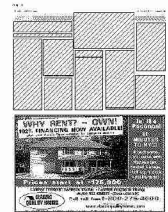
The downtown lineup includes 166 Perry St. (below), Artisan Lofts, 311 E 11: Village Green and Chelsea Enclave. Located off West St., 166 Perry is an interesting glass structure where most apartments have water views. Go to [corcoran.com/openhouseweekend](http://corcoran.com/openhouseweekend) for more information.



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