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CO-OP TRIPLE PLAY FOR CHIEF AT NBC

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BY JOSH BARBANEL

When Comcast Corp. sent Stephen Burke to New York as head of NBC Universal, he purchased an \$11.75 million eight-room co-op on Central Park. Or so it seemed.

It turns out that Mr. Burke had larger ambitions for his move from Comcast's headquarters in Philadelphia. He also bought two other apartments on the same floor from two other owners at about the same time, creating a larger trophy space that includes a 75-foot balcony facing Central Park.

The scope of Mr. Burke's Manhattan purchase became known as a sale document for the second of three apartments appeared in property records on Tuesday. That one-bedroom apartment sold for \$2.95 million, according to property records.

The new home purchased by Mr. Burke and his wife, Gretchen, is on the 11th floor at 41 Central Park West at 64th Street, an unusual Arts and Crafts style building known as Harperley Hall. The building dates to 1910 and is entered through a gatehouse and a courtyard.

Last December, Norah Burden, a broker at Brown Harris Stevens, offered three separate apartments on the 11th floor for \$27 million. Her listing said the combined purchase would total 19 rooms—including seven bedrooms, six bathrooms and more than 5,000 square feet of space.

Mr. Burke was said to have paid a total of between \$16 million and \$17 million, according to a person briefed on the sale. The purchase included two of the three apartments in the \$27 million listing, along with another smaller one listed for \$1.9 million.

Mr. Burke became the chief executive officer of NBC Universal in January, after Comcast merged NBC Universal with Comcast's own programming operations.

He had been the chief operating officer of Comcast and was based in Philadelphia. He declined to comment on the transactions.

Property records shows, Mr. Burke's first and largest deal was a co-op listed by Ms. Burden, with eight rooms, including four bedrooms and the narrow wraparound balcony.

The co-op was originally listed for \$14.5 million, but was cut to \$11.75 million last fall, which Mr. Burke paid. The seller was another television executive, Geraldine Laybourne, the founder of the women's cable network Oxygen Media.

The seller of the second apartment was listed as Margaret Moizel, the founder of firm specializing in auditing royalties and intellectual property rights.

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