Mark J. Caruso

PARTNER



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This biography is provided for informational purposes only and does not constitute legal advice.

PRACTICE AREAS

- Real Estate Law
- Real Estate Acquisitions & Sales
- Real Estate Litigation
- Real Estate Transactions and Financing
- Commercial Leasing

Mark J. Caruso is a Partner at Abrams Fensterman, LLP and is the Director of the firm's Real Estate Law Practice Group.

Mr. Caruso concentrates and has extensive experience in all areas of Real Estate Law in both commercial and residential real estate, representing both buyers and sellers including preparation and review of contracts, closings, leases and 1031 exchanges. In addition to transactional real estate work, Mr. Caruso has experience and has handled a variety of real estate litigation cases including partitions, easements, adverse possession and breaches of contracts of sale, among other matters. Mr. Caruso is regarded as a knowledgeable real estate attorney and has been a lecturer on real estate on several occasions in addition to being the Chair of the Real Property Section of the Brooklyn Bar Association for several years. He has successfully argued in front of the Appellate Division, Second Department and several of his litigation cases have been reported on the front page of the New York Law Journal.

In addition to Real Estate, Mr. Caruso has experience practicing business law including business litigation, corporate and partnership formation and representation of clients purchasing and selling businesses, as well as experience in the preparation of Wills and Surrogate's Court litigation, probate and administration proceedings

Prior to joining Abrams, Fensterman, Mr. Caruso was a Partner in Caruso, Caruso & Branda P.C. where he joined the firm in 1978 with his father, Leroy F. Caruso, who founded the firm in 1952 in the Dyker Heights/Bay Ridge section of Brooklyn.

Mr. Caruso has been designated as a New York Super Lawyer in Real Estate since 2019, a distinction earned by only 5% of the lawyers in the NY metro area. He has also been selected by his peers for inclusion in The Best Lawyers in America® for Real Estate Law in 2024, 2025, and 2026. Under his leadership, Abrams Fensterman's Real Estate Practice Group has earned recognition in as one of the Best Law Firms in America® for Real Estate Law. Most recently, City & State New York named Mr. Caruso to its 2026 Trailblazers in Real Estate list, marking his second consecutive year of recognition among the leaders shaping New York's real estate industry.

Mr. Caruso holds a B.A. from Colgate University and a J.D. from Hofstra University School of Law. He was admitted to the New York State Bar, United States District Court, Eastern District and United States Southern District in 1978.

BAR ADMISSIONS

- New York
- United States District Court, Eastern District
- United States District Court, Southern District

EDUCATION

- Maurice A. Deane School of Law – Hofstra University, J.D.
- Colgate University, B.A.

LECTURES AND PRESENTATIONS

- Brooklyn Bar Association – Changes to New York State Property Condition Disclosure Law, March 2024
- Columbian Lawyers Association of Brooklyn – Navigating a Real Estate Transaction, February 2016
- Bay Ridge Lawyers Association – Things Every Attorney Should Know About A Real Estate Contract, January 2016
- Brooklyn Bar Association – Cooperative Apartment Transactions, May 2015
- Brooklyn Bar Association – Nuts and Bolts of Real Estate Contract Provisions, Procedures and Pitfalls, June 2013
- Bay Ridge Lawyers Association – Purchase and Sale of Small Business, March 2010
- Brooklyn Bar Association – Real Estate Transactions: Closing the Back Door, May 2009
- Brooklyn Bar Association – Real Estate Closings: Problems & Solutions, November 2007
- Brooklyn Bar Association – Real Estate Contracts: Common Problems to Avoid, June 2006

HONORS AND AWARDS

- City & State NY's 2026 Trailblazers in Building & Real Estate
- City & State NY's 2025 Trailblazers in Building & Real Estate
- The Best Lawyers in America®, 2024-2026
- Super Lawyers, Real Estate, 2019-2026
- Brooklyn Bar Association, Chair, Real Property Section
- Hofstra University School of Law Alumni Distinguished Service Award
- Past President Hofstra University School of Law Alumni Association
- Past Vice President and Trustee, Hofstra University School of Law Alumni Association
- Martindale-Hubbell, AV Rating

FEATURED PUBLICATIONS

- **44 Abrams Fensterman Attorneys Recognized in 2026 New York Super Lawyers® and Rising Stars** — 10/25/2026
  https://www.abramslaw.com/media/awards/44-abrams-fensterman-attorneys-recognized-in-2026-new-york-super-lawyers-and-rising-stars
- **7 Abrams Fensterman Practices ranked in 2026 Best Law Firms®** — 11/06/2025
  https://www.abramslaw.com/media/awards/7-abrams-fensterman-practices-ranked-in-2026-best-law-firms
- **40 Abrams Fensterman Attorneys Named in 2025 New York Super Lawyers** — 10/29/2025
  https://www.abramslaw.com/media/awards/40-abrams-fensterman-attorneys-named-in-2025-new-york-super-lawyers
- **Mark Caruso Named to City & State NY's 2025 Trailblazers in Building & Real Estate** — 08/28/2025
  https://www.abramslaw.com/media/awards/mark-caruso-named-to-city-state-nys-2025-trailblazers-in-building-real-estate
- **10 Abrams Fensterman Attorneys Recognized in Best Lawyers® 2026** — 08/25/2025
  https://www.abramslaw.com/media/awards/10-abrams-fensterman-attorneys-recognized-in-best-lawyers-2026
- **7 Abrams Fensterman Practices ranked in 2025 Best Law Firms®** — 11/07/2024
  https://www.abramslaw.com/media/awards/2025-best-law-firms-in-america-ranks-7-abrams-fensterman-practices
- **33 Abrams Fensterman Attorneys Recognized on 2024 New York Metro Super Lawyers® and Rising Stars Lists** — 10/23/2024
  https://www.abramslaw.com/media/awards/33-abrams-fensterman-attorneys-recognized-on-2024-new-york-metro-super-lawyers-and-rising-stars-lists
- **9 Abrams Fensterman Attorneys Recognized in Best Lawyers® 2025** — 08/15/2024
  https://www.abramslaw.com/media/awards/9-abrams-fensterman-attorneys-recognized-in-best-lawyers-2025
- **AF Victory in Brooklyn Construction Negligence Case** — 07/17/2024
  https://www.abramslaw.com/media/announcements/af-victory-in-brooklyn-construction-negligence-case
- **Property Condition Disclosure Law – Brooklyn Bar Association CLE** — 03/01/2024
  https://www.abramslaw.com/media/events/property-condition-disclosure-law-brooklyn-bar-association-cle
- **Congratulations to our 2024 Best Lawyers & Ones to Watch** — 12/11/2023
  https://www.abramslaw.com/media/awards/congratulations-to-our-2024-best-lawyers-ones-to-watch