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## **Eysenbach of R.W. Holmes Commercial completes \$1.6 million land sale of the former Strategic Materials site**

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John Eysenbach

45 Kenwood Circle - Franklin, MA

Franklin, MA John Eysenbach of R.W. Holmes Commercial has closed on the \$1.6 million sale of the former Strategic Materials site with TMC Holdings & Development, LLC to start new construction at 45 Kenwood Circle. The previously owned glass recycling facility will be demolished and construction on a new warehouse will begin this fall.

The industrial/flex building is expected to be a 50,000 s/f single story warehouse located on 7.49 acres. The building will have a 22-24' clear height, along with 4000 Amps, 480 volts, three phase power. Additionally, the building will feature drive in and tailboard loading and 90 parking spaces.

The building is located in the Marijuana Overlay District with frontage on I-495 and is one mile from

the Rte. 140 Interchange. The surrounding area includes two industrial parks, with a variety of large tenants such as Garelick Farms, Thermo Fisher Scientific, Dell/EMC and Atlantic Power. Additionally, the building is accessible, located in between Exit 17 and 16, and is a short distance from the Franklin MBTA Station. The town continuously attracts new industrial companies given its low tax rates and pro-business attitude.

R.W. Holmes specializes in property leasing, investment sales & acquisitions, tenant representation, consulting services, market valuation & research, and asset management.

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