

# ne monthly sales and lease report

## As Reported In The New England Real Estate Journal

Month of OCTOBER, 2010

Key: Desc = Property Type; S/L = Sale or Lease

SELLER/LESSOR	REP. OF SELLER	BUYER/LESSEE	REP. OF BUYER	ADDRESS	PRICE	SIZE	DESC.	S/L
Hobbs Brook Management	Wyman St. Advisors	Dasaaault Systèmes	Jones Lang LaSalle	175 & 185 Wyman St., Waltham, Mass.	—	320,000 s/f.	office/commercial	lease
Neil Shankman	Cardente Real Estate	Assistance Plus	Re/MAX Riverside	101 Pleasant St., Brunswick, Me.	—	1,872 s/f	office	lease
—	Cardente Real Estate	18 Monument Square, LLC	Cardente Real Estate	18 Monument Square, Portland, Me.	—	—	—	sale
Woburn State Development (Ft. Point R.E. Co.)	NAI Hunneman	Resin Design	Grubb & Ellis	11 State St., Woburn, Mass.	—	25,000 s/f	office/commercial	lease
Woburn State Development (Ft. Point R.E. Co.)	NAI Hunneman	Lifeline Ambulance	NAI Hunneman	11 State St., Woburn, Mass.	—	22,600 s/f	office/commercial	lease
Liberty Realty Trust	O'Brien Commercial Properties	Taylor Exhibitions Services	Lincoln Property Company	10 Liberty Way, Franklin, Mass.	—	37,536 s/f	—	lease
St. James	Colliers Meredith & Grew	Boston Foundation	McCall & Almy	75 Arlington St., Boston	—	25,000 s/f	office	lease
Centro Properties Group	Centro Properties Group	Monkey Dogs	—	West High St., Somersworth, N.H.	—	360 s/f	retail	lease
Multi Employer Property Trust (Kennedy Assoc. R.E. Counsel)	CB Richard Ellis/N.E.	Organization for the Advancement of Structured Information	Nordblom Company	25 Corporate Dr., Burlington, Mass.	—	2,407 s/f	office	lease
Multi Employer Property Trust (Kennedy Assoc. R.E. Counsel)	CB Richard Ellis/ N.E.	Vividity Software	T3 Realty Advisors	35 Corporate Dr., Burlington, Mass.	—	8,822 s/f	office	lease
Garrett DeBlois	Shea Commercial Properties	Exotic 9 Nails Corporation (Vu Anh Nguyen & Thu Pham)	Shea Commercial Properties	30 Crystal Ave., Derry, N.H.	—	1,100 s/f	retail	lease
—	Richards Barry Joyce & Partners	Integrated Device Technologies	O'Brien Commercial Properties	400 Donald Lynch Blvd., Marlborough, Mass.	—	—	office	lease
—	O'Brien Commercial Properties	PBD Productions	O'Brien Commercial Properties	3B Landing Way, Hopedale, Mass.	—	12,000 s/f	commercial	lease
—	Kaplan Commercial Properties	Northeast Military Vehicle Services	O'Brien Commercial Properties	4 Industrial Dr., Milford, Mass.	—	4,000 s/f	commercial	lease
CIL Cedar	New Dover Associates	Aspen International	O'Brien Commercial Properties	225 Cedar Hill St., Marlborough, Mass.	—	4,504 s/f	office	lease
ACS Development Corporation	ACS Development Corporation	Just Energy	—	99 Fourth St., Chelsea, Mass.	—	3,000 s/f	office	lease
BPG Westborough Investors	Jones Lang LaSalle	Virtusa Corporation	Richards Barry Joyce & Partners	2000 WestPark Dr., Westborough, Mass.	—	22,147 s/f	office	lease
126 Granite St. Trust	Grossman Companies	Olympia Sports	—	126 Granite St., Quincy, Mass.	—	4,828 s/f	retail	lease
AEW Capital Management	Cushman & Wakefield	Altas Venture	Colliers Meredith & Grew	25 First St., Cambridge, Mass.	—	16,350 s/f	office	lease
Centro Properties Group	Centro Properties Group	Ocean State Job Lot	—	North Main St., Leominster, Mass.	—	33,404 s/f	retail	lease
Tipsy Piper/Allen Motors	Fini Real Estate Group	Boomer Wolf	Norwood Group	19 Manchester Rd., Derry, N.H.	\$1.277 million	21,000 s/f on 4.05 acres	retail	sale
—	Cardente Real Estate	Spurwink Institute	CB Richard Ellis/Boulos Company	400 Riverside St., Portland, Me.	—	7,950 s/f	office	lease
TD Bank	Tranzon Auction Properties	K & M Developers (Souza Realty)	—	Route 1, Hampton, N.H.	\$2.2 million	23,464 s/f on 2 acres	retail	sale
Samara Properties	Summerview Real Estate	Great American Subs	—	41 Crystal Ave., Derry, N.H.	—	2,500 s/f	retail	lease
—	John J. Flatley Company	J-PAC/Doyen Medipharm	—	30 Centre Rd., Somersworth, N.H.	—	24,000 s/f	commercial	lease
Epping Commons	MEG Companies	North Atlantic Medical	Grubb & Ellis/Coldstream Real Estate Advsiors	Epping, N.H.	—	1,200 s/f	retail	lease
Epping Commons	MEG Companies	Anthony Mercadante Financial Services	Prime Advantage Real Estate	Epping, N.H.	—	1,000 s/f	office	lease

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Epping Commons	MEG Companies	A Step Up Bookkeeping Services	Prime Advantage Real Estate	Epping, N.H.	—	1,000 s/f.	office	lease
CC#3108 South Portland	CBRE/Boulos Company	Goodwill Industries of Northern New England	CBRE/Boulos Company	555 Maine Mall Rd., So. Portland, Me.	—	26,670 s/f 3.48 acres	retail	sale
AMB Management	Dunham Group	CN Brown	—	800 Main St., So. Portland, Me.	—	1,200 s/f	retail	lease
Foundation Center	Dunham Group	Pine Tree Society	—	71 U.S. Route One, Scarborough, Me.	—	6,142 s/f	office	lease
Kiwi Ltd.	Dunham Group	Hugs Italian Falmouth	Daigle Commercial	204 U.S. Route One, Falmouth, Me.	—	2,200 s/f	retail	lease
1B Property Holdings	Concord Commercial Real Estate	AAA Pump Service	Prudential Verani Real Estate	93 Depot Rd., Manchester, N.H.	\$492,000	16,729 s/f on 2.25 acres	commercial	sale
Stephen Robert and Jean Plocharczyk	—	Pillsbury Realty Development	Tinkham Realty	2 Ash St., Londonderry, N.H.	\$338,500	9 acres	commercial	sale
Harold, Thomas, William and Betty Estey	—	Pillsbury Realty Development	—	34 Hovey Rd., Londonderry, N.H.	\$1.8 million	38 acres	residential	sale
Sharon Lamontagne	CBRE/Boulos Company	Rambler's Way Farm	The Dunham Group	84 Industrial Park Rd., Saco, Me.	—	14,737 s/f	commercial	lease
Orman Cummings Properties	Cardente Real Estate	Affinity	CBRE/Boulos Company	400 Riverside St., Portland, Me.	—	3,000 s/f	office	lease
Falmouth Realty Association	CBRE/Boulos Company	Fitness Studio Personal Training	Dunham Group	Falmouth, Me.	—	1,200 s/f	office	lease
Olympia Equity Investors VIII	CBRE/Boulos Company	KG Partners	CBRE/Boulos Company	280 Fore St., Portland, Me.	—	4,296 s/f	office	lease
D J Square	Leonard Lee & Company	Power Yoga	—	Route 101 A, Merrimack, N.H.	—	2,000 s/f	retail	lease
SJB Development	Keller Williams Commercial	Paul Mitchell	Keller Williams Commercial	209 West River Rd., Hooksett, N.H.	—	4,500 s/f	office/ commercial	lease
Soaring Free Realty	Shea Commercial Properties	Ross Mortgage Corporation	Shea Commercial Properties	59 Stiles Rd., Salem, N.H.	—	1,000 s/f	office	lease
The Hodges Companies	The Hodges Companies	Project Launch 13	—	130 Pembroke Rd., Concord, N.H.	—	908 s/f	office	lease
Cherry Street Associates	Signature Group	Forestone Capital	Northmarq Capital	65 Locust Ave., Darien, Conn.	\$4.5 million	25,881 s/f	office	sale
Malkin Properties	Malkin Properties	National Indemnity Company	Jones Lang LaSalle and CB Richard Ellis	First Stamford Pl., Stamford, Conn.	—	17,000 s/f	office	lease
Destiny Properties	O, R & L Commercial	Alzheimer's Disease and Related Disorders Association	CB Richard Ellis	Rocky Hill, Conn.	—	4,186 s/f	office	lease
448 Washington Ave.	Levey Miller Maretz	State Farm Insurance	Calcagni Associates	448 Washington Ave., North Haven, Conn.	—	1,100 s/f	office	lease
Normandy R.E. Ptrs. and Five Mile Capital Partners	Cushman & Wakefield	Boston Properties, Inc.	—	Back Bay, Boston	\$930 Million	1.7 million s/f in 62 stories	office	sale
Farley White Interests	Jones Lang LaSalle	Volt DB	—	6 Fortune Dr., Billerica, Mass.	—	7,997 s/f	office	lease
Farley White Interests	Jones Lang LaSalle	High Street Partners	—	6 Fortune Dr., Billerica, Mass.	—	3,375 s/f	office	lease
Farley White Interests	Jones Lang LaSalle	Clearbridge Technology Group	—	6 Fortune Dr., Billerica, Mass.	—	2,802 s/f	office	lease
Farley White Interests	Jones Lang LaSalle	Wright Medical	—	6 Fortune Dr., Billerica, Mass.	—	1,334 s/f	office	lease
Farley White Interests	Jones Lang LaSalle	Scanlab Systems Engineering	—	6 Fortune Dr., Billerica, Mass.	—	1,059 s/f	office	lease
Woburn State Development, LLC	NAI Hunneman	Resin Designs, LLC	Grubb & Ellis Co.	11 State St., Woburn, Mass.	-	25,200 s/f	office	lease
White Bear Properties	NAI The Dunham Group	Serendipity Salon	KW Commercial	625 Bridgton Rd., Westbrook, Me.	—	1,750 s/f	retail	lease

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800 Northern Corporation	NAI The Dunham Group	Harpwell Capital Management	—	2 Monument Square, Portland, Me.	—	3,532 s/f	office	lease
Millennium Development, LLC	NAI The Dunham Group	Surveillance Specialities, Ltd.	CBRE The Boulos Co.	4 Thomas Dr., Westbrook, Me.	—	4,800 s/f	commercial	lease
Cornerstone Realty	Matthews Commercial Properties	Frito Lay	CB Richard Ellis	105 Progress Ln., Waterbury, Conn.	—	35,000 s/f	commercial/office	lease
Hale Properties, LLC	Press/Cuozzo Commercial Services	Forensic Health Services, Inc.	Press/Cuozzo Commercial Services	135 Cherry St., Milford, Conn.	—	4,763 s/f	office	lease
Atlantic Tambone	CBRE Richard Ellis/N.E.	Seguin Partners	CBRE Richard Ellis/N.E.	6 Kimball Ln., Lynnfield, Mass.	—	2,644 s/f	office	lease
The Hanover Business Park	Unicorn Realty	Brockton Area Family Services, Inc.	—	155 Webster St., Hanover, Mass.	—	2,500 s/f	office	lease
Barker Realty, LLC	Wyman Street Advisors	Star Engineering	—	1 Vaillancourt Dr., No. Attleboro, Mass.	\$950,000	15,549 s/f	commercial	sale
Todds Hill Investment Circle	The Geenty Group	Commercial Building Association	The Geenty Group	14 Business Park Dr., Branford, Conn.	\$1.3 million	25,000 s/f	commercial	sale
Philip Golia	H. Pearce Commercial Real Estate	Tools & Equipment Service Solutions, LLC	Dow Realty	2554 State St., and 20 Stevens St., Hamden, Conn.	\$495,000	5,540 s/f and .24 acre lot	commercial	sale
Sandy Terebesi and Charles Casano	Hodson Commercial Realty, Inc.	Sound Development Corporation	Hodson Commercial Realty, Inc.	2641 & 2651 Old Town Rd., 4857 Main St., Bridgeport, Conn.	\$725,000	1 acre 1 lot	retail	sale
David & Jane Frankes (Robert Frankes Trust)	Dow Realty	Greg Geaskie (Servpro Inc.)	George J. Smith & Son	232 Amity Rd., Woodbridge, Conn.	—	15,000 s/f	commercial/office	sale
Golden Eye Realty (John Ford)	Drubner Commercial Real Estate	Sally Bowman	—	242 So. Main St., Cheshire, Conn.	\$480,000	5,000 s/f on 3/4 acre	commercial	sale
Griffin Land & Nurseries, Inc.	CB Richard Ellis	Comfort Systems USA Energy Services	CB Richard Ellis	7 Waterside Crossing, Windsor, Conn.	—	4,000 s/f	office	lease
S L Green Realty Corporation	Reckson	Citigroup	Newmark Knight Frank	750 Washington Blvd., Stamford, Conn.	—	82,000 s/f	office	lease
S L Green Realty Corporation	Reckson	Popsico	CBRE	100 Summit Lake Dr., Valhalla, N.Y.	—	75,000 s/f	office	lease
Grinnell St. Apartments	Atherton & Associates	—	—	Grinnell St., Milford, Conn.	\$575,000	8 apartments	residential	lease
—	CB Richard Ellis	Meyers Harrison & Pia, LLC	Levey Miller Maretz	One Audubon St., New Haven, Conn.	—	13,194 s/f	office	lease
Research Development at Bradley Rd., LLC	Levey Miller Maretz	Hand Therapy Associates, PC	Levey Miller Maretz	245 Amity Rd., Woodbridge, Conn.	—	1,200 s/f	office	lease
448 Washington Ave., LLC	448 Washington Ave., LLC	State Farm Insurance Agency	Calcagni Associates	448 Washington Ave., No. Haven, Conn.	—	1,100 s/f	office	lease
Webster Bank	—	Jordan Properties	Calcagni Associates	—	—	6 apartments on 26 lots	residential	sale
—	—	Jordan Properties	Calcagni Associates	—	—	50 acre subdivision	residential	sale
Centro Properties Group	Centro Properties Group	Savers	—	Chamberlain Hwy., Meriden, Conn.	—	33,160 s/f	retail	lease
Thompson Estates, LLC	United Multi Family	Newman Properties	—	14 Thompson Dr., Randolph, Mass.	\$295 million	24 apartments	residential	sale
45-55 Church St., LLC	Press/Cuozzo Commercial Services	Clinical Development Group, LLC	The Geenty Group	55 Church St., New Haven, Conn.	—	1,857 s/f	office	lease
Saputo Cheese USA, Inc.	Pomerleau Real Estate	Doug Neddy, Larry Williams, Patrick Malone of Restone	Doug Neddy, Larry Williams, Patrick Malone of Redstone	Route 116, Hinesburg, Vt.	\$526,500	88,000 s/f on 15.4 acres	office/commercial	sale
KS Partners	—	DiGiorgio Associates,	Grubb & Ellis Company	225 Friend St., Boston	—	12,573 s/f	office	lease
Cummings Properties	Cummings Properties	Enzymatics	—	100 Cummings Ctr., Beverly, Mass.	—	13,000 s/f	commercial	lease
4 Helena Drive Associates, LLC	J.L. Davis Realty	Kemp Corporation	J.L. Davis Realty	73 Prim Rd., Colchester, Mass.	—	800 s/f	retail	lease

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1530 Holdings, LLC	The Conrad Group	Custom Machine & Tool Company	The Conrad Group	301 Winter St., Hanover, Mass.	\$700,000	25,717 s/f	residential	sale
Orman Cummings Properties	Cardente Real Estate	Spurwink Services	CBRE/The Boulos Company	400 Riverside St., Portland, Mass.	—	7,950 s/f	office	lease
Alexandria Real Estate	Cushman & Wakefield	IDx Technologies, Inc.	Colliers Meredith & Grew	215 First St., Cambridge, Mass.	—	17,236 s/f	office/ commercial	lease
CA Investment Trust	New England Retail Properties	Royal Plaza, LLC	—	Putney Rd., Brattleboro, Vt.	\$9.2 million	103,000 s/f	retail	sale
Rite Aid Pharmacy (Sovereign RA II, LLC)	Rite Aid Pharmacy (Sovereign RA II, LLC)	Linear Retail Properties	Eastern Net Lease Advisors	Littleton and Carlisle Rd., Westford, Mass.	\$3.4 million	15,103 s/f	retail	sale
Chamberlain Plaza (Contro Properties)	Chamberlain Plaza (Contro Properties)	Savers	—	Chamberlain Hwy., Meriden, Conn.	—	33,160 s/f	retail	lease
Holyoke Shopping Gr. (Centro Properties)	Holyoke Shopping Gr. (Centro Properties)	Subway	—	Northampton St., & Whiting Farms, Rd., Holyoke, Mass.	—	1,800 s/f	retail	lease
Gravestar (Horn Pond Plaza)	Powers & Company	Toys R Us & Babies R Us	—	Winchester, Mass.	—	48,000 s/f	retail	lease
Gravestar (Horn Pond Plaza)	Powers & Company	Unleashed	—	Winchester, Mass.	—	5,600 s/f	retail	lease
Gravestar (Horn Pond Plaza)	Powers & Company	Dunkin' Donuts	—	Winchester, Mass.	—	2,500 s/f	retail	lease
Garden City Center (The Wilder Cos.)	Garden City Center (The Wilder Cos.)	Anthropologie	The McDevitt Company	Cranston, R.I.	—	12,200 s/f	retail	lease
—	—	Play It Again Sports (Winmark Corp.)	Metrowest Commercial Real Estate	271 Worcester Rd., Framingham, Mass.	—	3,000 s/f	retail	lease
Norther/Edge Plant One Realty Trust	Colebrook Realty Services, Inc.	Big Y Foods, Inc.	—	Lee, Mass.	\$4.25 million	48,000 s/f on 9.8 acres	retail (to build)	sale
Nivek Investments I, LLC	New Dover Association, Inc.	Yellow Brick, LLC	—	6 Mercer Rd., Natick, Mass.	\$2.425 million	14,656 s/f	office/ commercial	sale
—	NAI Durham Group	EastPointr Christian Church	Cardente Real Estate	9 Johnson Rd., Portland, Me.	—	15,920 s/f	commercial	lease
Campanelli Companies	Colliers Meredith & Grew	Forsythe Solutions Group, Inc.	Grubb & Ellis Company	300 Crown Colony, Quincy, Mass.	—	3,494 s/f	office	lease
Campanelli Companies	Colliers Meredith & Grew & Campanelli Companies	Shannon Law Associates, Inc.	CB Richard Ellis/N.E.	300 Crown Colony, Quincy, Mass.	—	2,537 s/f	office	lease
Campanelli Companies	Colliers Meredith & Grew & Campanelli Companies	Transition Solutions	—	300 Crown Colony, Quincy, Mass.	—	2,811 s/f	office	lease
MassInnovation	CBRE/NE	Town of Chelmsford	—	9 Alpha Rd., Chelmsford, Mass.	\$2.75 million	92,844 s/f	commercial	sale
The Copeland Trust	United Multi Family	Copeland Street, LLC	—	310 Copeland St., Quincy, Mass.	\$3.3 million	30 units	residential	sale
Cummings Properties	Cummings Properties	Meridian Association	—	500 Cummings Ctr., Beverly, Mass.	—	6,000 s/f	officel	lease
416 Belmont Realty, Inc.	Glickman Kovago & Co. Inc.	Overlook Visiting Nurse Association	Century 21 Commonwealth Commercial	416 Belmont St., Worcester, Mass.	—	4,484 s/f	office	lease

Quincy, Mass.