

New England Real Estate Journal

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**SALES AND LEASES
TRANSACTION REPORT**

MARCH 2014

As published in the
New England Real Estate Journal

MONTHLY SALES AND LEASE REPORT

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ADDRESS	SALE PRICE	SIZE	REP. OF SELLER/LESSOR	BUYER/LESSEE	REP. OF BUYER/LESSEE	STORY LINK
110 State St. Portsmouth, NH	—	3,312 sf	The Kane Co.	DLJ Group	—	CLICK HERE
Everett Tpke. Nashua, NH	—	200 units	—	Roedel Cos.	Roedel Cos.	CLICK HERE
404 Wyman St. Waltham, MA	—	68,145 sf	Wyman Street Advisors	Compuware	Cresa Boston Cresa Detroit, Cresa Denver	CLICK HERE
445 Ledyard St. Hartford, CT	\$800,000	24,900 sf on 3.694 acres	O, R & L Comm'l.	South Meadows No. 10 LLC	O, R & L Comm'l.	CLICK HERE
18 Tremont St. Boston	donation	5,072 sf	Jone Lang LaSalle (for donor)	One Fund Boston	McCall & Almy (for donee)	CLICK HERE
3012 A Cranberry Hwy. East Wareham, MA	\$1.341M	—	Cambridge Capital	Burger King (franchisee)	Cambridge Capital Advisors	CLICK HERE
600 Technology Dr. Billerica, MA	—	90,000 sf	Cassidy Turley	Insulet Corp.	Insulet Corp.	CLICK HERE
Quincy, MA	—	17,500 sf	Cushman & Wakefield	G-Force	Cresa Boston	CLICK HERE
336 Baker Ave. Concord, MA	—	23,000 sf	—	JF White Construction, The MBTA, 1 on 1, Self Indulgence and 7 others in 2 bldgs.	O'Brien Comm'l. Props., Inc.	CLICK HERE
95 William St. New Bedford, MA	\$2.05M	—	Marcus & Millichap	Trustee of Pilgrim Capital Trust	Marcus & Millichap	CLICK HERE
1 Cellu Dr. Nashua, NH	\$21.75M	227,000 sf on 16.03 acres	Colliers Int'l.	PPL Celu Dr., LLC	—	CLICK HERE
91 Mechanic St. Lebanon, NH	\$1.55M	14,000 sf	—	Mechanic Landing, LLC	Lang McLaughry Comm'l.	CLICK HERE
68 New Hampshire Ave. Portsmouth, NH	\$1.1M	18,500 sf on 3.5 acres	NAI Norwood Group	Investment Group 68, NH Ave., LLC	—	CLICK HERE
15 Enterprise Dr. Augusta, ME	\$14.7M	51,000 sf on 3.68 acres	CBRE/The Boulos Co.	MMAC Acquisition Corp	CBRE/Global Investors	CLICK HERE
25 Research Dr. Westborough, MA	\$26.7M	282,028 sf	Avison Young	AGNL Wholesale, LLC	Avison Young	CLICK HERE
449 Silas Deane Hwy. Wethersfield, CT	\$1M	18,756 sf	RM Bradley Brokerage Co.	Wethersfield Holdings, LLC	Sentry Comm'l.	CLICK HERE
16 River St. Boston	\$4.5M	8 units	Boston Realty Advisors	16 River St. Apartments, LLC	Marcus & Millichap	CLICK HERE
9 Centennial Dr. Peabody, MA	—	16,000 sf	NAI Hunneman	Family Community	Jones Lang LaSalle	CLICK HERE
9 Centennial Dr. Peabody, MA	—	25,933 sf	NAI Hunneman	Amergent	Jones Lang LaSalle	CLICK HERE
65 Turnpike St. Canton, MA	\$1.9M	55,000 sf	Atlantic Comm'l. R.E., LLC	Cyrus Props., LLC	Cyrus Props., LLC	CLICK HERE

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Braintree, MA	\$1.65M	76,223 sf on 19.38 acres	—	2001 Washington St., LLC	Wallace Capital (self)	CLICK HERE
1275 Wampanoag Trail East Providence, RI	\$1.25M	30,000 sf on 2.59 acres	—	Boucher 1275 LLC (Richard Land)	Sweeney R.E.	CLICK HERE
Providence, RI	\$650,000	—	JTJ Investments	Trac Builders	Markham + DeRentis Assoc. of Residential Props. Ltd.	CLICK HERE
200 Corliss St. Providence, RI	\$2.5M	53,722 sf	Capstone Props.	Corliss Center	—	CLICK HERE
76 Westminster St. Providence, RI	—	23,359 sf	76 Westminster St. LLC (self)	Bank Rhode Island	Cushman & Wakefield/ Hayes & Sherry	CLICK HERE
380 Elm St. North Attleboro, MA	—	2,200 sf	Coldwell Banker Comm'l.	Dr. Jasper Ngomba	Coldwell Banker Comm'l.	CLICK HERE
2 Szydlo Dr. West Warwick, RI	—	14,752 sf	Paramount Props.	Impact Action Sports Park	—	CLICK HERE
33 Lambert Lind Hwy. Warwick, RI	—	11,600 sf	MG Comm'l. R.E.	Bounce U	—	CLICK HERE
20 International Dr. Portsmouth, NH	—	4,578 sf	Pease Int'l. Tradeport (self)	Optima Bank	Williams ReLoLogic	CLICK HERE
13 Powder Hill Rd. Lincoln, RI	—	120,000 sf	Rodman R.E.	Hope Valley Industries	MG Comm'l.	CLICK HERE
10-36 Main St. Monroe, CT	—	15 acres	Vishay Vitramon (self)	10 Main St., LLC	Vidal/ Wettenstein	CLICK HERE
Bedford, NH	\$134M	—	Centrix Bank & Trust (self)	Eastern Bank Corp.	Eastern Bank Corp.	CLICK HERE
Jackson St. Lowell, MA	\$2.3M	52 units	Counting House Lofts	Winn Development	Winn Development	CLICK HERE
69-71 A St. and 99 Athens St. South Boston, MA	\$4.825M	—	—	The Rivet Athens	CBRE/N.E.	CLICK HERE
370 McClellan Hwy. East Boston, MA	—	13,947 sf	The Grossman Cos.	Skema Courier, Inc.	Burgess Props.	CLICK HERE
600 Atlantic Ave. Boston	—	90,000 sf	Colliers Int'l.	Wolf Greenfield	Cassidy Turley	CLICK HERE
76 Otis St. Westborough, MA	—	3,500 sf	Greater Boston Comm'l. Props., Inc.	Moelicious, LLC	—	CLICK HERE
76 Otis St. Westborough, MA	—	4,200 sf	Greater Boston Comm'l. Props., Inc.	Cre8, LLC	Metrowest Comm'l. R.E.	CLICK HERE
Fitchburg, MA	—	48 units on 7 acres	—	The Brooks Co.	The Brooks Co.	CLICK HERE
100 Higginson Ave. Lincoln, RI	—	112,000 sf	Abrava Way (self)	VPI Packaging Services	MG Comm'l.	CLICK HERE

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71 South St. Hopkinton, MA	\$1.28M	9,750 sf on 3.82 acres	Greater Boston Comm'l. Props.	Galaxy Granite	Greater Boston Comm'l. Props.	CLICK HERE
20, 22 & 28 Crosby Dr. Bedford, MA	—	143,000 sf	Cushman & Wakefield	Aspen Tech	Cassidy Turley	CLICK HERE
200 State St. Boston	—	2,879 sf	Hermes Fund Mgrs.	Ashcroft Sullivan Law Firm	Boston Realty Advisors	CLICK HERE
Danbury, CT	\$53.325M	268 units	Investment Property Advisors (Marcus & Millichap)	Ergs Konover/ Outlook Holdings, LLC	—	CLICK HERE
Hamden, CT	\$58.5M	498 units	Investment Property Advisors (Marcus & Millichap)	Hamden Ptrs.	—	CLICK HERE
385 Main St. South Southbury, CT	\$9.45M	55,901 sf	Marcus & Millichap	Private Investor	Marcus & Millichap	CLICK HERE
3611 Post Rd. Southport, CT	\$1M	0.5 acre	—	Jason & Paula Garelick (Garelick & Herbs)	HK Group	CLICK HERE
718 North Colony Rd. Wallingford, CT	\$4.55M	389,000 sf	Reno Props. Group, LLC	Wallingford Business Park, LLC	Reno Props. Group, LLC	CLICK HERE
5 Victoria Dr. Monroe, CT	\$950,000	16,000 sf	Atherton Assoc.	—	—	CLICK HERE
133 South Main St. Newtown, CT	\$675,000	9,720 sf	Atherton Assoc.	—	—	CLICK HERE
515 Commerce Dr. Fairfield, CT	\$2.15M	19,830 sf	Vidal/ Wettenstein	515 Commerce Dr., LLC	—	CLICK HERE
857-857a Federal Rd. Brookfield, CT	\$1.8M	4.76 acres	Coldwell Banker Comm'l. Scalzo Group	Brookfield Development, LLC	—	CLICK HERE
71 Ethan Allen Hwy. Ridgefield, CT	\$700,000	3.632 sf on .84 acre	Coldwell Banker Comm'l. Scalzo Group	Durant's, LLC	—	CLICK HERE
30 Old Post Rd. Clinton, CT	\$700,000	11.2 acres	The Geenty Group	30 Old Post, LLC	The Geenty Group	CLICK HERE
74 Spring St. Southington, CT	\$2.9M	115,117 sf on 5 acres	R. Calabrese Agency, LLC	Reverse Solutions, LLC	—	CLICK HERE
56 Budney Rd. Newington, CT	\$850,000	17,500 sf	O, R&L Comm'l.	ELTSAC, LLC	O, R&L Comm'l.	CLICK HERE
401 Middlesex Tpke. Old Saybrook, CT	—	19,097 sf	New England Retail Props., Inc.	Tractor Supply Co.	—	CLICK HERE

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385 Main St. Southburg, CT	\$9.45M	55,901 sf	Marcus & Millichap	Private Investor	Marcus & Millichap	CLICK HERE
60 Charles St. Westport, CT	\$2.7M	5,728 sf on 0.55 acre	Vidal/Wettenstein, LLC	Summit Development, LLC	Vidal/Wettenstein, LLC	CLICK HERE
400 Riverside Ave. Torrington, CT	\$180,000	11,878 sf on 0.71 acre	Atherton & Assoc.	—	—	CLICK HERE
77 Charles St. Needham, MA	—	6,000 sf	Boston Realty Advisors	Fast Splits Multisport	Cresa Boston	CLICK HERE
191 Williams St. Chelsea, MA	—	32,886 sf	Combined Props.	Hardware Products Co.	CBRE/N.E.	CLICK HERE
40 Nagog Park Acton, MA	—	3,300 sf	Key Alliance, LLC	Perillon Software	Parsons Comm'l. Group, Inc.	CLICK HERE
40 Nagog Park Acton, MA	—	2,898 sf	Key Alliance, LLC	Brainloop, Inc.	Parsons Comm'l. Group, Inc.	CLICK HERE
Rte. 3 Merrimack, NH	—	152,308 sf	CBRE/N.E.	HCop Merrimack, LLC	—	CLICK HERE
Framingham, MA	\$26.5M	114,000 sf	Cushman & Wakefield	Inland R.E. Acquisitions, Inc.	—	CLICK HERE
West Main Rd. Middletown, RI	\$1.85M	3,600 sf	Marcus & Millichap	Private Investor	Marcus & Millichap	CLICK HERE
61 Main St. Westport, CT	\$7.3M	3,400 sf	Vidal/Wettenstein	61 Main St., LLC	Vidal/Wettenstein	CLICK HERE
Holbrook, MA	\$3.8M	24,500 sf	Denberg Realty Advisors	ABC Comm'l. Realty	—	CLICK HERE
1531 Diamond Hill Rd. Woonsocket, RI	\$1.7M	10,000 sf	Cambridge Capital Advisors	—	Club Realty	CLICK HERE
1875 Main St. Tewksbury, MA	\$950,000	6,800 sf	Shea Comm'l. Props.	68 Stiles Rd. LLC, Group	—	CLICK HERE
2 Szydlo Dr. West Warwick, RI	—	14,752 sf	Paramount Props.	Impact Action Sports Park	Paramount Props.	CLICK HERE
37 South Broad St. Pawcatuck, CT	—	18,474 sf	KeyPoint Ptrs.	WOW! Work Out World	—	CLICK HERE
225 Daniel Webster Hwy. Nashua, NH	—	9,000 sf	Linear Retail Props., LLC	Not Your Average Joe's and Starbucks	—	CLICK HERE