

New England Real Estate Journal

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**SALES AND LEASES  
TRANSACTION REPORT**

**SEPTEMBER 2016**

As published in the  
New England Real Estate Journal

# MONTHLY SALES AND LEASE REPORT

As Reported In The New England Real Estate Journal

## Month of SEPTEMBER 2016

ADDRESS	SALE PRICE	SIZE	REP. OF SELLER/LESSOR	BUYER/LESSEE	REP. OF BUYER/LESSEE	STORY LINK
100 and 300 University Ave. Westwood, MA	\$206M	400,000 sf	Newmark Grub Knight Frank	American Realty Advisors	American Realty Advisors	<a href="#">CLICK HERE</a>
46 Lizotte Dr. Marlborough, MA	—	16,286 sf	St. Mary's Credit Union (self)	Wind River Environmental	Greater Boston Comm'l. Props.	<a href="#">CLICK HERE</a>
287 Turnpike Rd. Westborough, MA	—	9,073 sf	Greater Boston Comm'l. Props.	Descartes Systems	—	<a href="#">CLICK HERE</a>
287 Turnpike Rd. Westborough, MA	—	2,909 sf	Greater Boston Comm'l. Props	Mayflower Advisors, LLC	—	<a href="#">CLICK HERE</a>
44 Bearfoot Rd. Northborough, MA	—	3,816 sf	Greater Boston Comm'l. Props.	—	—	<a href="#">CLICK HERE</a>
Southington, CT	—	2,400 sf	—	Smashburger	Charter Realty & Development	<a href="#">CLICK HERE</a>
11 Sever Rd. Worcester, MA	\$8.75M	132 apts.	Marcus & Millichap	The Community Builders	Marcus & Millichap	<a href="#">CLICK HERE</a>
200 Donald Lynch Blvd. Marlborough, MA	—	11,854 sf	Colliers Int'l.	ReWalk Robotics	R.W. Holmes Realty	<a href="#">CLICK HERE</a>
One Technology Park Dr. Westford, MA	—	14,597 sf	The Gutierrez Co.	Kadant, Inc.	Avison Young	<a href="#">CLICK HERE</a>
3rd Ave. Burlington, MA	—	147 room hotel to be built	Holliday Fenoglio Fowlers, L.P.	Archer brand	—	<a href="#">CLICK HERE</a>
1508 Tremont St. Duxbury, MA	\$600,000	2,500 sf	Conway Comm'l.	Cadete Enterprises	Conway Comm'l.	<a href="#">CLICK HERE</a>
376 Nash Rd. New Bedford, MA	—	17,000 sf	Coastal Comm'l. R.E.	Graystone Ltd., LLC	—	<a href="#">CLICK HERE</a>
1070 Holt Ave. Manchester, NH	—	111,000 sf	Danais Realty Group	Eagle Warehousing & Distribution, LLC	Danais Realty Group	<a href="#">CLICK HERE</a>
87 Nashua Rd. Londonderry, NH	\$400,000	75 seats	Tinkham Realty, Inc.	Pasquale's Ristorante and Pizzeria of Canada	ReMax Synergy	<a href="#">CLICK HERE</a>
149 Emerald St. Keene, NH	—	2,918 sf	Brady Sullivan Props. (self)	MJD Hair Salon, Goulet Strength & Fitness and Burlington Labs	—	<a href="#">CLICK HERE</a>
410 Amherst St. Nashua, NH	—	1,180 sf	Brady Sullivan Props. (self)	Edward Jones	—	<a href="#">CLICK HERE</a>
472 Amherst St. Nashua, NH	—	3,625 sf	Brady Sullivan Props. (self)	KT&T Distributors	Cushman & Wakefield	<a href="#">CLICK HERE</a>
2 Commerce Dr. Bedford, NH	—	3,545 sf	Brady Sullivan Props. (self)	Ready Nurse & Doucet Survey	—	<a href="#">CLICK HERE</a>
367 Fore St. Portland, ME	—	1,700 sf	Compass Comm'l. Brokers	Get Momentum, LLC Inc.	Cardente R.E.	<a href="#">CLICK HERE</a>
8 Leavitt Dr. Brunswick, ME	—	14,023 sf	Cardente R.E.	Harpwell Coastal Academy	—	<a href="#">CLICK HERE</a>

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102 Stonington Rd. Norwich, CT	\$6.8M	71 unit apt. site	Chozick Realty	Trion Holdings (Carmelo Milio & Louis Pfaff)	Chozick Realty	<a href="#">CLICK HERE</a>
650 Bulfinch Dr. Andover, MA	\$40.4M	220 units	CBRE/N.E.	Taymil Ptrs. & LEM Capital, LP joint venture	—	<a href="#">CLICK HERE</a>
28 Bay State Rd. Quincy, MA	\$1M	8 units	Conway Comm'l.	30 Bay State Rd., LLC	—	<a href="#">CLICK HERE</a>
10 Dearborn Rd. Peabody, MA	\$3.5M	41,633 sf on 3.2 acres	Nordlund Assoc.,Inc.	Bridgewell, Inc.	Nordlund Assoc., Inc.	<a href="#">CLICK HERE</a>
486, 488, 496, 600 Boston Post Rd. Marlborough, MA	\$5.01M	46,263 sf on 3.5 aces	TRB Realty	Aubuchon Realty, Inc.	—	<a href="#">CLICK HERE</a>
130 New Boston St. Woburn, MA	—	9,057 sf	NAI Hunneman	Sorenson Communications	KW Comm'l.	<a href="#">CLICK HERE</a>
130 New Boston St. Woburn, MA	—	2,448 sf	NAI Hunneman	Adimec	Adimec	<a href="#">CLICK HERE</a>
130 New Boston St. Wobourn, MA	—	1,616 sf	NAI Hunnneman	Emerging Display Technologies	SVN Parsons	<a href="#">CLICK HERE</a>
77 Franklin St. Boston	—	5,500 sf	Perry Brokerage	Sharon Merrill Assoc.	Cresa Boston	<a href="#">CLICK HERE</a>
Mass. - NH State Line Methuen, MA	\$240,000	one acre site	Shea Comm'l. Props.	Sam Patel	—	<a href="#">CLICK HERE</a>
Metacom Ave. Warren, RI	—	23,042 sf	Keypoint Ptrs.	Maxx Fitness Clubzz	—	<a href="#">CLICK HERE</a>
424 Wickenden St. Providence, RI	\$2.45M	23,400 sf	Peter M. Scotti & Assoc.	B.K. Realty Corp.	KW Comm'l./ Next Move	<a href="#">CLICK HERE</a>
100 Prospect St. Providence, RI	\$1.43M	7,000 sf	Residential Props. Ltd.	—	Residential Props. Ltd.	<a href="#">CLICK HERE</a>
North Kingstown, RI	—	93,000 sf on 15.7 acres	Quonset Business Park	Finlay's	—	<a href="#">CLICK HERE</a>
500 Pond St. Woonsocket, RI	\$400,000	12,791 sf	Sweeney R.E. & Appraisal	T and T Woodworkers	MG Comm'l.	<a href="#">CLICK HERE</a>
Chapel View Lifestyle Center Cranston, RI	—	6,000 sf	Carpionato Group	Koch Eye Assoc. for Lasik and Aesthetics	—	<a href="#">CLICK HERE</a>
207 Main st. Dighton, MA	—	9,000 sf	Coldwell Banker's Foncellino Team	Father House Family Church	Coldwell Banker's Foncellino Team	<a href="#">CLICK HERE</a>
8 Cabot Rd. Woburn, MA	—	25,000 sf	Cummings Props. (self)	Courtagen	JLL	<a href="#">CLICK HERE</a>
98 Quirk Rd. Milford, CT	—	10,000 sf	Angel Comm'l. LLC	Specialty Coating Systems, Inc.	Angel Comm'l. LLC	<a href="#">CLICK HERE</a>
Third St. Palmer, MA	—	9,435 sf	Development Assoc.	New England Mechanical Services	—	<a href="#">CLICK HERE</a>
25 Ayers Rd. Westerly, RI	\$1.5M	—	Residential Props., Ltd.	—	Residential Props., Ltd.	<a href="#">CLICK HERE</a>
1050 Hingham St. Rockland, MA	—	7,548 sf	Perry Brokerage	Kelmar Assoc.	Cushman & Wakefield	<a href="#">CLICK HERE</a>

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85 Swanson Rd. Boxborough, MA	—	6,427 sf	Boxer Property	IDSS Holdings, Inc.	Boxer Property	<a href="#">CLICK HERE</a>
Roanoke, VA		—	Marcus & Millichap	Retailer	Marcus & Millichap	
Syracuse, NY		—	Marcus & Millichap	Retailer	Marcus & Millichap	
Canton, CT	\$68,257,307	—	Marcus & Millichap	Retailer	Marcus & Millichap	<a href="#">CLICK HERE</a>
Lago Vista, TX	total	—	Marcus & Millichap	Retailer	Marcus & Millichap	
Louisville, KY		—	Marcus & Millichap	Retailer	Marcus & Millichap	
Nanuet, NY		—	Marcus & Millichap	Retailer	Marcus & Millichap	
15 Boyden St. Waterbury, CT	\$325,000	60,000 sf on 3.5 acres	Godin Property Brokers	Riverbank Construction	Godin Property Brokers	<a href="#">CLICK HERE</a>
5 Water St. West Haven, CT	\$3.1M	Bldg. on 15 acres	Arnold Grant Assoc.	The Bilco Co.	The Geenty Group	<a href="#">CLICK HERE</a>
200 Boston Post Rd. Orange, CT	\$2.5M	22,475 sf	Colonial Props.	200 Boston Post Rd., LLC	Weichert Realtors	<a href="#">CLICK HERE</a>
9 Research Dr. Milford, CT	\$950,000	—	Pearce R.E.	Wellspring Cultural and Education Foundation	Jcorp Realty	<a href="#">CLICK HERE</a>
335 Putnam Ave. Hamden, CT	—	46,600 sf on 3.47 acres	Press/Cuozzo Comm'l. Services	Love Center Deliverance Ministry	—	<a href="#">CLICK HERE</a>
107 Elm St. Stamford, CT	—	24,000 sf	RFR Realty LLC	Cara Therapeutics, Inc.	Coyce Peterson, Inc.	<a href="#">CLICK HERE</a>
823 East Main St. Stamford, CT	—	1,500 sf	The Southpoint Group LLC	—	The Southpoint Group LLC	<a href="#">CLICK HERE</a>
16 Commercial St. Branford, CT	—	20,000 sf	O,R&L Commercial, LLC	New England Orthotic & Prosthetic Systems, LLC	O,R&L Commercial, LLC	<a href="#">CLICK HERE</a>
Parcel N. 25 Fid Kennedy Ave. Boston	—	157,000 sf on 3.5 acres	Boston Economic Development and Industrial Corp.	J.C. Cannistraro, LLC	J.C. Cannistraro, LLC	<a href="#">CLICK HERE</a>
Farmington Valley CT	\$90M	741 units in 6 props.	Marcus & Millichap (Institutional Prop Advisors)	Navarino Acquisitions, LLC	Marcus & Millichap (Institutional Prop Advisors)	<a href="#">CLICK HERE</a>
Littleton, MA	\$39.75M	450,000 sf	NGKF Capital Markets	Gramercy Prop Trust	NGKF Capital Markets	<a href="#">CLICK HERE</a>
Springfield Plaza Springfield, MA	—	17,639 sf	Albany Road R.E. Ptrs. and Davenport Cos.	Mass. Registry of Motor Vehicles	CBRE/N.E.	<a href="#">CLICK HERE</a>
Cambridge St. and Brighton Ave., Allston, MA and Syracuse, NY	\$19.5M	14,875 sf in 2 props.	Horvath & Tremblay	—	Horvath & Tremblay	<a href="#">CLICK HERE</a>
One Bowdoin Sq. Boston	—	133,353 sf	NY RE Investors	—	NY RE Investors	<a href="#">CLICK HERE</a>
14 Industrial Dr. East Deerfield, MA	—	6,960 sf	Development Assoc.	PT&C/LWG Forensic Consulting Services	Renfrew R.E.	<a href="#">CLICK HERE</a>
899 Pleasant St. and O Foster St. New Bedford, MA	—	3,325 sf in 17,661 sf parcel	Coast Comm'l. R.E.	Moflah El-Ghadi, D.M.D.	Coast Comm'l. R.E.	<a href="#">CLICK HERE</a>
University Station Westwood, MA	\$206M	400,000 sf	NGKF and C&W	American Realty Advisors	—	<a href="#">CLICK HERE</a>
55 Crystal Ave. Derry, NH	—	208,805 sf	Holliday, Fenoglio, Fowler	—	—	<a href="#">CLICK HERE</a>

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Newton, MA	—	3,407 sf	Bierbrier Development	Partners Urgent Care	—	<a href="#">CLICK HERE</a>
Haverhill, MA	—	4,802 sf	Bierbrier Development	Med Express Urgent Care	—	<a href="#">CLICK HERE</a>
Arlington, MA	—	4006 sf	Bierbrier Development	Doctors Express	—	<a href="#">CLICK HERE</a>
Wellington Circle Plaza	—	2,533 sf	Bierbrier Development	Physicians Urgent Care	—	<a href="#">CLICK HERE</a>
Hooksett, NH	—	3,620 sf	Realty Ptrs., N.E.	Verizon	Realty Ptrs., N.E.	<a href="#">CLICK HERE</a>
Hooksett, NH	—	2,250 sf	Realty Ptrs., N.E.	N.E. Tap House & Grill	Realty Ptrs., N.E.	<a href="#">CLICK HERE</a>
471 Station Ave. Yarmouth, MA	—	3,600 sf	Linear Retail	Bike Zone	Comm'l. Realty Advisors	<a href="#">CLICK HERE</a>
Enfield, CT	—	2,500 sf	Charter Realty	Smashburger	—	<a href="#">CLICK HERE</a>
3rd Ave. Burlington, MA	—	1,784 sf	Nordblom Co.	Xtend Barre	—	<a href="#">CLICK HERE</a>
3rd Ave. Burlington, MA	—	1,400 sf	Nordblom Co.	James Joseph Salon	—	<a href="#">CLICK HERE</a>
711 Boston Post Rd. Old Saybrook, CT	—	3,800 sf	The Geenty Group	Life Long Dental, LLC	The Geenty Group	<a href="#">CLICK HERE</a>
19 Elm St. New Haven, CT	\$1M	9,328 sf on .54 acres	Press/Cuozzo Comm'l. Services	MOD Equities, LLC	Press/Cuozzo Comm'l. Services	<a href="#">CLICK HERE</a>
313 Washington St. Newton, MA	\$15M	81,052 sf	NGKF Capital Markets	Grander Capital Ptrs., LLC	—	<a href="#">CLICK HERE</a>
100 Clinton St. Framingham, MA	—	63,000 sf	CBRE/ New England	Jack's Abbey Craft Lagers	—	<a href="#">CLICK HERE</a>
180 Schooset St. Pembroke, MA	\$4.5M	38 units	United Multi Family	—	—	<a href="#">CLICK HERE</a>
4000 North Main St. Fall River, MA	\$3.5M	49 units	United Multi Family	—	—	<a href="#">CLICK HERE</a>
55 Gate Rd. No. Kingstown, RI	—	104 units	Holliday Fenoglio Fowler	—	—	<a href="#">CLICK HERE</a>
Main St. Hudson, MA	\$6,232,142	Ground Lease on 1.96 acres	Horvath & Tremblay	Rite Aid and Marlborough Savings Bank	—	<a href="#">CLICK HERE</a>
46 Lizotte Dr. Marlborough, MA	—	16,286 sf	SVN/Parsons Comm'l. Groups/Boston	Wind River Environmental, LLC	—	<a href="#">CLICK HERE</a>
131 Middlesex Tpke. Burlington, MA	—	2,410 sf	Nordblom Co.	Condon Sullivan Wealth Mgmt.	—	<a href="#">CLICK HERE</a>
164 Middlesex Tpke. Burlington, MA	—	6,000 sf	Nordblom Co.	Mack Designer Hardware	—	<a href="#">CLICK HERE</a>
615-633 Quarry St. Quincy, MA	\$4.25M	20 units	United Multi Family	Mack Designer Hardware	—	<a href="#">CLICK HERE</a>