

# ne monthly sales and lease report

## As Reported In The New England Real Estate Journal

Month of NOVEMBER, 2006

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   |
|-----------------------------|-------------------------------|--|---------------------------------------|---|--------------------------------|---|-----------------------|-------|
| International R.E. Corp.    | International R.E. Corp.      | Gillette   | Grubb & Ellis Company                 | 66 Saratoga Blvd. and 18 Independence Dr., Devens, Mass.  | —                              | 2 buildings<br>735,000 s/f on<br>65.5 acres | commercial            | lease |
| Apartment Realty Advisors   | Apartment Realty Advisors     | Dracut Heights, LLC  | —                                     | Skyline Dr., Dracut, Mass.                                | \$37 million                   | 402 units in<br>23 buildings                | residential           | sale  |
| Lakeview Realty Corp.       | O'Brien Commercial Properties | 257 Simarano, LLC  | O'Brien Commercial Properties         | 257 Simarano Dr., Marlboro, Mass.                         | \$4.85 million                 | 3 buildings,<br>70,000 s/f on<br>10 acres   | office                | sale  |
| Blue Hills Medical Group    | Paramount Partners            | Milton Pediatrics, Boston Vascular Inst., Pinnacle Rehab, IntegraMed and Dianne Devanna Center | Paramount Partners                    | 340 Wood Rd., Braintree, Mass.                            | —                              | 21,000 s/f<br>(total)                       | office                | lease |
| Parametric Technology Corp. | Trammell Crow Co.             | CellExchange, Inc.   | Meredith & Grew                       | 101 Main St., Cambridge, Mass.                            | —                              | 23,350 s/f                                  | office                | lease |
| MJT, LLC                    | Atlantic Properties           | R Squared Enterprises  | Atlantic Properties                   | 37 Industrial Pk. Rd., Plymouth, Mass.                    | \$1.04 million                 | 7,500 s/f                                   | office                | sale  |
| KGI Properties              | KGI Properties                | Target<br>Lowe's   | —<br>—                                | 25 Computer Dr., Haverhill, Mass.                         | —                              | 20 acres<br>20.9 acres                      | retail                | sale  |
| —                           | CB Richard Ellis/N.E.         | U.S. Marine Corps.   | The Kane Co.                          | 755 Banfield Rd., Portsmouth, N.H.                        | —                              | 5,533 s/f                                   | office                | lease |
| Conroy Development          | Cushman & Wakefield           | Millennium Graphics, Inc.  | Cushman & Wakefield                   | 26 Dartmouth St., Westwood, Mass.                         | —                              | 165,000 s/f                                 | office/<br>commercial | lease |
| DLM Realty Trust            | Glickman Kovago & Co.         | Terratec Engineering   | Glickman Kovago & Co.                 | 91 Creeperhill Rd., No. Grafton, Mass.                    | —                              | 4,300 s/f on<br>1.16 acres                  | commercial            | lease |
| Income Property Edge        | Income Property Edge          | State of N.H. Court System   | —                                     | Liberty Hill Office Park, Henniker, N.H.                  | —                              | 2,861 s/f                                   | office                | lease |
| Unicorn Realty              | —                             | Protectowire Co., Inc.   | Paramount Ptrs., LLC                  | 40 Grissom Rd., Plymouth, Mass.                           | —                              | 24,200 s/f                                  | commercial            | lease |
| —                           | Apartment Realty Advisors     | Hudson, LLC  | Apartment Realty Advisors             | 200 Manning St., Hudson, Mass.                            | \$7.656 million                | 87 units                                    | residential           | sale  |
| Black Rock, Inc.            | CB Richard Ellis/N.Y.         | Fairfield Residential, LLC<br>RJR Builders, LLC  | —                                     | Danbury, Conn.  | \$29.05 million<br>\$1 million | 192 units<br>1.86 acres                     | residential           | sale  |
| —                           | CB Richard Ellis/N.E.         | —  | Premiere Properties                   | 4 Chenell Dr., Concord, N.H.                              | \$915,000                      | 13,984 s/f                                  | office                | sale  |
| Secretariat Realty Corp.    | Hart Corp.                    | Juniper Advisory Services, LLC   | —                                     | 9 Vose Farm Rd., Peterborough, N.H.                       | \$2 million                    | 144,000 s/f<br>on 21.2 acres                | commercial/<br>office | sale  |
| Chestnut St., Church, LLC   | Malone Commercial Brokers     | Hope Leavitt Realty, LLC   | —                                     | Chestnut St., Portland, Me.                               | \$600,000                      | 15,300 s/f                                  | commercial            | sale  |
| Rick & Beth Miller          | Maine Coast Properties        | Donna and Roger Teachout   | —                                     | 2 Brown St., Old Orchard Beach, Me.                       | \$2.02 million                 | 19 units<br>9,500 s/f                       | residential           | sale  |
| Estate of Donald Turner     | Roche Realty Group            | Brady Sullivan Properties  | —                                     | 511 Wulamat Rd., Bristol, N.H.                            | —                              | 10 units<br>on 4.4 acres                    | residential           | sale  |
| Brad Associates             | NAI Hunneman Commercial       | MRS Management   | —                                     | 2800 Lafayette Rd., Portsmouth, N.H.                      | \$5.9 million                  | 3,900 s/f                                   | retail                | sale  |
| —                           | —                             | Kasy Apartments,   | Marcus & Millichap                    | 748 New Britain Ave., 90 Sherbrooke Ave., Hartford, Conn. | \$4 million                    | 6 buildings,<br>90 units in<br>84,850 s/f   | residential           | sale  |
| Crookhorn Davis Co.         | Vidal/Wettenstein, LLC        | 8 Forest Pkwy., LLC  | —                                     | 8 Forest Pkwy., Shelton, Conn.                            | \$1.25 million                 | 15,550 s/f on<br>2.75 acres                 | commercial            | sale  |
| —                           | R. Calabrese Agency, LLC      | Surgined Solutions, LLC  | R. Calabrese Agency, LLC              | 100 Union City Rd., Prospect, Conn.                       | —                              | 10,000 s/f                                  | commercial            | lease |
| Lovely Development          | R. Calabrese Agency LLC       | Pumpkin Patch Day Care   | R. Calabrese Agency, LLC              | West & Curtis Sts., Southington, Conn.                    | —                              | 8,000 s/f                                   | office                | lease |
| Talcott Realty Investors    | CB Richard Ellis/N.E.         | St. Paul Travelers   | Servus Brokerage Services             | One Financial Plaza, Hartford, Conn.                      | —                              | 87,220 s/f                                  | office                | lease |
| River Bend Associates       | —                             | A.W. Hastings  | Sentry Commercial R.E. Services, Inc. | 754 Rainbow Rd., Windsor, Conn.                           | —                              | 39,100 s/f                                  | commercial            | lease |

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