

# MONTHLY SALES AND LEASE REPORT

## New England Real Estate Journal

*As Reported In The New England Real Estate Journal*

Seller/ Lessor	Rep. Seller	Buyer/ Lessee	Rep. of Buyer	Address	Sales Price	Size	Property Type	Sale/ Lease
Building & Land Technology	CB Richard Ellis	Vertrue, Inc.	CRESA Partners	20 Glover Ave., Norwalk, Conn.	—	82,215 s/f	office	lease
Greater Boston Management	Daniel Flynn & Co.	Quincy Community Action Programs, Inc.	Daniel Flynn & Co.	1505 Hancock St., Quincy, Mass.	\$2.2 million	41,820 s/f	office	sale
JMS Realty Trust	NAI Hunneman Commercial	Alis Technology Corp.	Klemmer Associates, LLC	10 Technology Dr., Peabody, Mass.	—	14,000 s/f	commercial/ office	lease
25 Griffinway Realty Trust	Perishable Management Services	The Weco Group, Ltd.	Burgess Properties, Inc.	25 Griffin Way, Chelsea, Mass.	\$2.2 million	24,000 s/f	commercial	sale
The Beal Cos.	The Beal Cos.	New England Aquarium	—	177 Milk St., Boston	—	17,550 s/f	office	lease
A.W. Perry, Inc.	NAI Hunneman Commercial	Electronic Contract Services, Inc.	—	580 Myles Standish Blvd., Taunton, Mass.	—	10,200 s/f	commercial	lease
40 Industrial Way, Canton, LLC	New Dover Assoc., Inc.	MIB, Inc.	Meredith & Grew	40 Industrial Dr., Canton, Mass.	—	4,565 s/f	commercial	lease
Frank Donato	Heritage Corp.	Shufro Alarm Co.	—	1231 Washington St., Newton, Mass.	—	3,000 s/f	office	lease
Stone Farm Properties, LLC	CBRE/Whittier Ptrs.	Woodlark Opportunity Fund, LLC	—	Lebanon, N.H.	\$16.5 million	145 units	residential	sale
Pease Development Authority	—	Nova Technology Corp.	G&E/Coldstream R.E. Advisors, Inc.	9 Pinecrest Terr., Portsmouth, N.H.	—	5,710 s/f	office	lease
Kamco Supply	Bob Smaha	Thibeault Properties	—	8051 South Willow St., Manchester, N.H.	\$1.055 million	22,240 s/f	commercial	sale
Rochester Industrial Real Estate, LLC	CB Richard Ellis/Boulos Co.	Point Sewell Realty, LLC	CBRE/Boulos Co.	36 Industrial Way, Rochester, N.H.	\$517,500	11,776 s/f	office	sale
—	David White & Assoc., Inc.	Waterfront Video	—	370 Shelburne Rd., So. Burlington, Vt.	—	4,100 s/f	retail	lease
Morrill Mill Pond, LLC	Morrill Mill Pond, LLC	Belisle Granite Countertops	—	2 Whitney Rd., Concord, N.H.	—	6,000 s/f	retail	lease
West Elm Office Assoc.	Reno Properties Group, LLC	Rocky Hill Office, LLC	—	West Elm Commons, Rocky Hill, Conn.	\$4.5 million	55,000 s/f	office	sale
Batterson Park Road, LP	Bernard Mussman Assoc.	Batterson Park Realty	Bernard Mossman Assoc.	Twenty Batterson Park, Farmington, Conn.	\$2.55 million	40,000 s/f	office	sale
George Hammersla	Chozick Realty	Laurel Zheng, LLC	Chozick Realty	218 Laurel St., Hartford, Conn.	\$760,000	21 units	residential	sale
Not Just Trucking, LLC	Matthews Commercial Properties	Metcalf Paving	Matthews Commercial Properties	65 Lancaster Dr., Beacon Falls, Conn.	\$1.8 million	20,400 s/f	commercial	sale
Estate of Irene Kross	Bondi Commercial	KS&M Realty, LLC	SRM Realty	I-95, Waterford, Conn.	\$1.55 million	55 acres	commercial	sale
—	Vidal/Wettenstein, LLC	A J Pool Plastering Co.	Vidal/Wettenstein, LLC	265 Hathaway Dr., Stratford, Conn.	\$550,000	7,300 s/f	commercial	sale
Maiden Lane Assoc.	Wiggin & Dana	Ceruzzi Holdings	CB Richard Ellis	2 Soundview Dr., Greenwich, Conn.	\$2.8 million	37,864 s/f	office	sale
260 Franklin, Inc.	Spaulding & Slye Colliers	Affiliated Computer Services, Inc.	Cushman & Wakefield	260 Franklin St., Boston	—	57,866 s/f	office	lease
Capital Gr. Properties & Secured Realty	CB Richard Ellis/Whittier Partners	Clark Consulting, Inc.	CBRE/Whittier	132 Turnpike Rd., Southborough, Mass.	—	25,818 s/f	office	lease
CL Associates	Burgess Properties	Boston Wood Floor Supply	Burgess Properties	120 Canal St., Malden, Mass.	\$1.649 million	20,000 s/f	commercial	sale
Clarks Hill Corporate Center	Parsons Commercial	Advocates, Inc.	Phoenix Commercial	One Clark's Hill, Framingham, Mass.	—	15,000 s/f	office	lease
Sawyer Enterprises	Chandler Co., LLC	Otis & Ahearn R.E.	—	200 Newbury St., Boston	—	5,865 s/f	office	lease
—	ELV Associates	Meadowbrook Insurance Group	CRESA Partners	10 New England Business Ctr., Andover, Mass.	—	12,636 s/f	office	lease
Two Grove, LLC	New Dover Associates	Global Retail Packaging Co., Inc.	Parsons Commercial Group	157 Grove St., Franklin, Mass.	—	13,904 s/f	office/ commercial	lease
The Hampshire Cos.	CB Richard Ellis	Mesirow Realty Sale-Leaseback, Inc.	—	6508 Memorial Dr., Chicopee, Mass.	\$5.16 million	64,000 s/f	retail	sale

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Greater Boston Mgmt.	Daniel J. Flynn & Co.	Quincy Community Action Programs, Inc.	Daniel J. Flynn & Co.	1505 Hancock St., Quincy, Mass.	\$2.2 million	41,820 s/f	office/ retail	sale
256 Griffin Way Realty Trust	Perishable Mgmt. Services	The Weco Group, Ltd.	Burgess Properties	25 Griffin Way, Chelsea, Mass.	\$2.2 million	24,000 s/f	commercial	sale
Who Is Bill Rica, LLC	Richards Barry Joyce & Partners, LLC	9 Executive Park Drive Associates	—	9 Executive Park Dr., Billerica, Mass.	\$1.2 million	23,700 s/f	office	sale
Frank Donato	Heritage Corp.	Shufro Alarm Co.	—	1231 Washington St., West Newton, Mass.	—	3,000 s/f	office	lease
Colleen & Karl Bueller	Ali Maloney Commercial Group	Karen & Jim Goode	—	1180 Rte. 28, So. Yarmouth, Mass.	\$580,000	3,108 s/f	retail	sale
Mac-Gray Services, Inc.	CB Richard Ellis	Catamount Holdings,	—	22 Water St., Cambridge, Mass.	\$11.75 million	2.4 acres	residential	sale
AEW Capital Mgmt., LP	Spaulding & Slye Colliers	Mass. Institute of Technology Architectural Resources Cambridge Mass. Eye Research & Surgery Institute	—	5 Cambridge Center, Cambridge, Mass.	—	41,121 s/f	office	lease
The Beal Cos.	The Beal Cos.	New England Aquarium	—	171 Milk St., Boston	—	17,550 s/f	office	lease
Blackstone Valley Pl. Assoc.	Paramount Properties Group	Howland Assoc., LLC	Paramount Properties Group	25 Blackstone Valley Place, Lincoln, R.I.	\$8.25 million	80,000 s/f	office	sale
Hotton Realty LLC	CB Richard Ellis/ New England	Knight & Tell	—	20 Commerce Dr., Warwick, R.I.	\$1.4 million	20,000 s/f	commercial	sale
Wampanoag Realty Group, LLC	Coldwell Banker Commercial NRT	FDEP Realty, LLC	—	1445 Wampanoag Trail, East Providence, R.I.	\$360,000	2,600 s/f	office	sale
911 Jefferson, LLC	—	New England Anesthesiology	MG Commercial	935 Jefferson Blvd., Warwick, R.I.	—	4,500 s/f	office	lease
Coventry Credit Union	Butler Business Realty	Bin Marketing & Sales	Bin Marketing & Sales	2006 Mooseneck Hill Rd., Coventry, R.I.	—	2,880 s/f	office	lease
E.J.G. Realty Corp.	Albert Realtors	Coastal KIB Builders, Inc.	—	35 Tripoli St., Cranston, R.I.	\$430,000	16,574 s/f	commercial	sale
Reservoir Ave. Holding, LLC	Albert Realtors	Aiyun Qi and Luning Sun	DeFelice Realtors	7 River Farm Rd., Canston, R.I.	\$235,000	—	office	sale
—	—	Aspen Aerogels, Inc.	—	3 Dexter Rd., East Providence, R.I.	\$4.1 million	10 acres	commercial	sale
Arnold B. Tofias	Meredith & Grew	Eastport Real Estate Services	Meredith & Grew	1225 Water St. 1233 Water St. 1234 Water St. Plymouth, Mass.	\$6.4 million	80,000 s/f	mixed use	sale
Parametric Technology Corp.	Trammell Crow Co.	Navic Systems and Koolconnect Technologies	Meredith & Grew	140 Kendrick St., Needham, Mass.	—	25,731 s/f	office	lease
470 Wildwood Trust	Carbone Commercial	Charles Webb, Inc.	Burgess Properties, Inc.	470 Wildwood Ave., Woburn, Mass.	—	21,000 s/f	office/ commercial	lease
181 Bedford St. Trust	McLaughlin Investments, Inc.	181 Bedford St., LLC	McLaughlin Investments, Inc.	181 Bedford St., Lexington, Mass.	\$1.15 million	6,600 s/f	office	sale
Professors Capital	CB Richard Ellis - N.E.	Savings Bank Life Insurance Co., East Hartford	CB Richard Ellis - N.E.	200 Day Hill Rd., Windsor, Conn.	\$4.4 million	54,000 s/f	office	sale
Aesthetic Plastic Surgery Center	GVA Williams of Conn.	Ballet Des Enfants	—	722 Boston Post Rd., Darien,	—	2,500 s/f	commercial	lease
Northington Partners Realty, Inc.	O,R&L Commercial	Sarjac Partners, LLC	Boynick Realty	35 Tower Lane, Avon, Conn.	\$1.3 million	15,000 s/f	office	sale
Newtown Manufacturing	Vidal/Wettenstein	Joseph Voll	Vidal/Wettenstein	South Main St., Newtown, Conn.	\$1.05 million	13,135 s/f	commercial	sale
Great Victory Properties, LLC	Chozick Realty, Inc.	R. Nemdharie	Chozick Realty, Inc.	71 Westphal St., West Hartford, Conn.	\$1.42 million	21 units	residential	sale
W&M Properties	W&M Properties	The Thompson Corp.	Cushman & Wakefield	Metro Center, Stamford, Conn.	—	17,161 s/f	office	lease

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590 Lordship Blvd., LLC	Colonial Realty	Three Sixty Sniffens LLC	Vidal/Wettenstein	590 Lordship Blvd., Stratford, Conn.	\$740,000	7,900 s/f	commercial	sale
5 Industrial Circle, Inc.	H. Pearce Commercial Real Estate	JKGK Realty, LLC	The Proto Group	5 Industrial Circle, Hamden, Conn.	\$730,000	17,500 s/f	commercial	sale
Crown Properties	Cushman & Wakefield	Replidyne, Inc.	—	472 Wheelers Farm Rd., Milford, Conn.	—	8,213 s/f	office	lease
JRH Asset Management	Chozick Realty, Inc.	Alphabet Group, LLC	—	Several locations in Hartford, Conn.	\$20.9 million	437 units	residential	sale
—	Meredith & Grew	High St. Equity Advisors, LLC	—	200 River Park Dr., No. Reading, Mass.	\$7.8 million	92,000 s/f	commercial	sale
Mass. Laborer's Pension Fund	Cushman & Wakefield	An R.E.I.T.	—	155 Fortune Blvd., Milford, Mass.	\$6.85 million	36,000 s/f	commercial	sale
GD Enterprises	J.L. Davis Realty	Farsight Partners	Redstone Commercial Group	12 Gregory Dr., So. Burlington, Vt.	—	1,875 s/f	office	lease
Building & Land Technology	CB Richard Ellis	Vertrue, Inc.	CRESA Partners	20 Glover Ave., Norwalk, Conn.	—	82,215 s/f	office	lease
Newton Wellesley Executive Office Park, LLC	The Nelson Companies	Geller DeVellis	Lincoln Property Co.	70 Walnut St., Wellesley, Mass.	—	5,400 s/f	office	lease
Newton Wellesley Executive Office Park, LLC	The Nelson Companies	Gardner Resources	Thompson Doyle Hennessey & Stevens	70 Walnut St., Wellesley, Mass.	—	5,400 s/f	office	lease
Newton Wellesley Executive Office Park	The Nelson Companies	The Bostonian Group	Trammell Crow Co.	70 Walnut St., Wellesley, Mass.	—	3,100 s/f	office	lease
Newton Wellesley Executive Office Park	The Nelson Companies	Gould & Gould	—	70 Walnut St., Wellesley, Mass.	—	3,100 s/f	office	lease
Newton Wellesley Executive Office Park	The Nelson Companies	Kaufman, Rice & Munroe	—	60 Walnut St., Wellesley, Mass.	—	4,200 s/f	office	lease
Newton Wellesley Executive Office Park	The Nelson Companies	Frieze Cramer Cygelman Rosen & Huber	—	60 Walnut St., Wellesley, Mass.	—	4,235 s/f	office	lease
Lincoln Ventures, Inc.	R.W. Holmes Realty	Averion, Inc.	The Codman Co.	225 Turnpike Rd., Southborough, Mass.	—	63,876 s/f	office	lease
Cross Harbor Capital Partners, LLC	Richards Barry Joyce & Partners, LLC	ULocate Communications	CB Richard Ellis/ Whittier Partners	111 Speen St., Framingham, Mass.	—	5,362 s/f	office	lease
AMB Property Corp.	Cushman & Wakefield	British Airways	CB Richard Ellis/ Whittier Partners	88 Black Falcon Ave., Boston	—	20,395 s/f	office/ commercial	lease
Leonard Diliddo	The Katz Companies	Fay Daneshmand	—	429 Boston Tpke., Shrewsbury, Mass.	\$1 million	12,000 s/f	commercial	sale
AEW Capital Management, L.P.	Spaulding & Slye Colliers	Architectural Resources Cambridge, Inc.	Spaulding & Slye Colliers	5 Cambridge Ctr., Cambridge, Mass.	—	17,705 s/f	office	lease
Starwood Ceruzzi	CB Richard Ellis New York	Inland Real Estate Acquisitions, Inc.	—	Locations in Conn., N.Y., N.J., Penn. and Vt.	\$430 million	2.37 million s/f	retail	sale
Dudley Plaza LP	—	Katz Properties, LLC	—	Airport Rd. at Rte. 197, Dudley, Mass.	\$3.2 million	96,000 s/f	retail	sale
JBG Associates LLC	Spaulding & Slye Colliers	Prospect Plaza Improvements, LLC	—	Exit 44 off Rte. I-84, West Hartford, Conn.	\$21.25 million	141,000 s/f	retail	sale
Norwich Shopping Plaza	U.S. Properties, Inc.	John Syragakis	—	204 Sturtevant St., Norwich, Conn.	\$1.25 million	45,936 s/f	retail	sale
Q Properties	Cushman & Wakefield	American Apparel, LLC	—	59 North Main St., South Norwalk, Conn.	—	2,000 s/f	retail	lease
Greater Boston Mgmt.	Daniel Flynn & Co.	Quincy Community Action Programs, Inc.	Daniel Flynn & Co.	1505 Hancock St., Quincy, Mass.	\$2.2 million	41,820 s/f	office/ retail	sale
Colleen & Karl Bueller	Ali Maloney Commercial Group	Karen & Jim Goode	—	1180 Rte. 28, So. Yarmouth, Mass.	\$580,000	3,018 s/f	commercial	sale
White Birch Plaza	CB RE/The Boulos Co.	Check 'N Go Betsy's	Dartmouth Co. Boulos Co.	Rte. 1, Portsmouth, N.H.	—	1,520 s/f 2,091 s/f	retail	lease

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North Madison Associates, LLC	—	(BES Enterprises) Movie Gallery	New England Retail Properties, Inc.	North Madison, Conn.	—	3,200 s/f	retail	lease
Outback Plaza	Joyce O'Connor Real Estate, Inc.	Dollar Shop	—	Southbridge St., Auburn, Mass.	—	5,471 s/f	retail	lease
Heritage Mall	Joyce O'Connor Real Estate, Inc.	Anissa's Dance Academy	—	567 Southbridge St., Auburn, Mass.	—	1,800 s/f	commercial	lease
—	Joyce O'Connor Real Estate, Inc.	Dr. .Steve Nault	—	50 Lake Ave., Worcester, Mass.	—	—	commercial	lease
—	Joyce O'Connor Real Estate, Inc.	Smashmouth Sporting Goods	Joyce O'Connor Real Estate, Inc.	318 Main St., Southbridge, Mass.	—	5,000 s/f	retail	lease
—	Joyce O'Connor Real Estate, Inc.	Earl Massicott	—	Rte. 12 & Rte. 20, Auburn, Mass.	—	800 s/f	retail	lease
—	David White & Associates, Inc.	Big Lots	—	Morrisville, Vt.	—	35,000 s/f	retail	lease
Mario Novia	—	East Cambridge Savings Bank	McLaughlin Investments, Inc.	243 Salem St., Medford, Mass.	\$800,000	2,545 s/f	retail	sale

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