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## **Cyrier and Carpenter of Mansard Comm'l. Props. complete \$850,000 sale of 1183-1187 Mass. Ave.**

January 20, 2010 - Front Section

Jeremy Cyrier, CCIM and Lisa Carpenter, of Mansard Commercial Properties, sold 1183-1187 Massachusetts Ave. on behalf of the John A. Archer 2003 Family Trust to buyer 369 Mass Ave. Nominee Trust for \$850,000.

"We generated significant interest in the property through our positioning and were able to generate several offers to purchase the property," Cyrier said.

The trust sold the property for a premium by offering attractive terms, which resulted in a sale price \$100,000 higher than the most recent comparable sale in Arlington as well as the production of an annuity income for the beneficiaries of the trust. Overall they achieved a strong value in a challenging market environment and were able to select from several offers to take the most advantageous deal, meeting their desired yield.

New England Real Estate Journal - 17 Accord Park Drive #207, Norwell MA 02061 - (781) 878-4540