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## **Whalen and O'Brien of Norwood Group lease 6,300 s/f to ST4 Learning at Cocheco Falls Millworks**

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NAI Norwood Group brokered a 6,300 s/f lease at the Cocheco Falls Millworks, 100 Main St.

Representing the tenant, ST4 Learning, Inc. was Gregory Whalen, regional vice president and Brian O'Brien, RPA & regional vice president of NAI Norwood Group. ST4 Learning will use the space as its US headquarters.

This new office location search and transaction from initiation to completion was 2 weeks. According to Caitlin MacGregor, president of ST4 Learning, "We were under an acute deadline to complete this transaction by December 1st. NAI Norwood performed heroically, focusing on the assignment and getting the lease negotiated and finalized on time and within our budget. We could not have been happier with their service and professionalism."

ST4 Learning plans to double in size by fall of 2010; dovetailing with the opening of an on-site training center at this location.

Owned by Dover Mills LLC. and managed by Winsor Brook Property Advisors the Cocheco Falls Millworks is located eight miles north of Portsmouth with access to I-95 from the Spaulding Turnpike. The 385,000 s/f Cocheco Falls Millworks, which was built in 1870 as a textile mill complex, has been restored into Class A office space.

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