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## **Cushman & Wakefield of Massachusetts hired to market Park Lane Seaport - a 465-unit apartment high rise**

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Cushman & Wakefield of Massachusetts, Inc. (C&W) has been exclusively hired to market Park Lane Seaport, a 465-unit high rise apartment community for sale. C&W's Capital Markets Group including Simon Butler and Biria St. John are exclusively representing the seller, a joint venture between The Fallon Company, LLC and Cornerstone Real Estate Advisers, LLC.

Park Lane Seaport is a 465-unit trophy-quality high-rise, urban in-fill transit oriented apartment community, built in 2006. Park Lane Seaport was designed to cater to the high-tech/high-style renter looking for the latest innovations in luxury living with a location that is the true definition of convenience.

Situated in Boston's Seaport neighborhood adjacent to the Silver Line Way MBTA stop, Park Lane Seaport offers residents unparalleled access to employment and all the lifestyle amenities that Boston has to offer, including Faneuil Hall, Theater District, North End, Beacon Hill and Back Bay. Located along Northern Ave. overlooking the Boston Harbor less than one mile from downtown Boston and one-half mile from both I-90 (Mass Pike) and I-93, the property offers outstanding access to Boston's Financial District, Back Bay and Logan International Airport.

With a location in the Seaport neighborhood, Park Lane Seaport is well positioned to meet the housing needs of this emerging area, highlighted by sustained growth and a highly-educated, well-paid workforce. The location is further enhanced by the retail amenities in the immediate neighborhood including those conveniently located at Park Lane Seaport. The property features over 18,000 s/f of retail/restaurant space and is 100% leased. Restaurants include LTK (Legal Test Kitchen), Salvatore's and J. Pace & Sons. Retail/entertainment offerings in the area are highlighted by the Faneuil Hall Marketplace, which features more than 85 specialty shops, boutiques, bars and restaurants.

The property is situated on a 1.81 acre parcel of land and contains a thirteen and twenty-one story high-rise building above garage parking. The unit mix includes 35 (7.5%) studio apartments, 221 (47.5%) one-bedroom apartments, 205 (44%) two-bedroom, two bath apartments and 4 (1%) three bedroom, two bath apartments with an average apartment size of 879 s/f.

Community amenities include 24-hour Tillinger's concierge, two rooftop terraces with harbor/city views, sports club with 4,000 s/f of cardio and free weights, community lounge with flat screen TV, entertaining kitchen and island bar, business center, conference room, complimentary wireless internet throughout the common areas, dry cleaning valet service, direct access to the MBTA Silver Line and garage parking.

Cushman & Wakefield is the world's largest privately held real estate services firm. Founded in 1917, the firm has 215 offices in 59 countries around the globe, and 15,000+ talented professionals.

Cushman & Wakefield delivers integrated solutions by actively advising, implementing and managing on behalf of landlords, tenants, and investors through every stage of the real estate process. These solutions include helping clients to buy, sell, finance, lease, and manage assets. C&W also provides valuation advice, strategic planning and research, portfolio analysis, and site selection and space location assistance, among many other advisory services. For the New England area, Cushman & Wakefield maintains offices in Boston, Massachusetts; Manchester, New Hampshire; and Hartford and Stamford, Connecticut.

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