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## **Conrad and McCourt of Conrad Group represent Foxrock Properties in \$6 million purchase**

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The Conrad Group, Inc. has recently negotiated the sale of 40-42 Industrial Park Rd. The buyer in the transaction was Foxrock Properties (subsidiary of Granite Telecommunications), and the seller was Upland Realty Trust (Michael Brown, trustee). According to The Plymouth Registry of Deeds, the sale price was \$6 million.

The 13.88 acre parcel of land has two buildings presently on the site. The first building is known as 40 Industrial Park Rd. and totals 42,000 s/f.

The new owners plan on making some interior and exterior improvements to the property this spring. Also, their future plans include additional buildings on the vacant areas of the parcel. According to Robert Conrad, president of The Conrad Group, "I consider this Plymouth area a future "hotbed" of activity. The demand will come from several sectors of our economy. Among those are the medical, bio-medical and distribution sectors."

Assisting Conrad was Paul McCourt, senior vice president of The Conrad Group. Gregg Jordan from Gregg Jordan & Associates consulted for the sellers.

Long the home of the Post Eye Center, other tenants include The Mass. Registry of Motor Vehicles, Mass. Department of Mental Health and Mass. Rehabilitation Commission. The second building consists of approximately 10,000 s/f and is home to The Pilgrim Area Collaborative School.

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