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## **The Stubblebine Co./CORFAC International negotiates 3 industrial leases totalling over 132,000 s/f**

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The Stubblebine Company/CORFAC International Inc. has recently negotiated three industrial leases totalling 132,962 s/f.

Formerly located in Worcester, ECM Plastics, Inc., a national plastics compounder, leased 48,000 s/f of industrial warehouse space at 111 Adams St. in Clinton, from National Industrial Portfolio Borrower, LLC. The 458,090 s/f building was originally built from 1963 to 1972 and reconstructed in 2005.

David Stubblebine, James Stubblebine, and Alan Ringuette of Stubblebine Co. represented the tenant and the landlord.

According to David Stubblebine, "The principals of ECM Plastics chose the location because of the ceiling height, outside storage capability, and the proximity to I-90."

ECM Plastics, Inc., a leading national plastics compounder, has provided custom color matching, specialty additive formulations, and plastic compounding since 1996. Their advanced color development technology ensures consistent critical color matching and high performance results for a wide range of demanding markets.

And in Haverhill, David, James and Micah Stubblebine represented the tenant, Swix Sport USA, Inc., and the landlord, Leewood Realty Trust, in a 64,000 s/f lease at 60 Newark St.

Swix Sport USA is a distributor of various ski equipment and supplies. The property is now 100% occupied as Stubblebine recently leased 38,280 s/f to Fullfillmant Print and Mail Solutions.

Located close to the intersection of I-495 and I-93, 60 Newark St. is a single-story industrial building. The facility has many new and pending upgrades with green building features to reduce utility costs and provide a safer and a quality work environment.

And in the third lease, Lynnway Auto Auction has leased 20,962 s/f of space at 159 Rangeway Rd. in Billerica. The Stubblebine Co. represented Lynnway Auto Auction, while David Corkery of CB Richard Ellis/New England represented the Hampshire Company, the property owner.

In a separate but related transaction that occurred in the 4th Quarter 2010, David Stubblebine, James Stubblebine, Micah Stubblebine and Ellen Garthoff sold 400 Charter Way, a building that is contiguous to 159 Rangeway Rd. to Lynnway Auto Auction for \$2.45 million and 40 adjacent acres for \$1.15 million.

The Lynnway Auto Auction is as a dealer consignment auction now into its twelfth year. The ownership group consists of former auctioneers and a new car franchise owner with over 30 years of experience in vehicle auction re-marketing.

David Stubblebine said, "Lynnway Auto took the additional warehouse space to accommodate their tremendous growth. The building and outside land gives Lynnway Auto the opportunity to wash and

store additional vehicles."

The Stubblebine Company/CORFAC International specializes in the lease and sale of large industrial and flex properties throughout New England.

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