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## **Cronin, Spiegel and Decembrele of Colliers International broker two sales totaling \$6.55 million**

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Colliers International has brokered the sale of a 6.2-acre development site located near the Suffolk Downs race course at 415 McClellan Highway for \$3.75 million to First Bristol Corp., which acquired the site with intentions of developing a hotel and retail property next to the racecourse.

Colliers senior vice president Bob Cronin represented the seller, Sawyer Enterprises, Inc. Sawyer Enterprises designated the site as a "surplus" real estate asset and hired Colliers to actively market the land for sale. Colliers also represented First Bristol Corp.

Also, Colliers brokered the sale of the former Georgia-Pacific corrugated manufacturing facility located at 210 Grove St. in Franklin for \$2.8 million. The team of Cronin, Wayne Spiegel and Chris Decembrele of Colliers working with Sean Boswell of Colliers' Atlanta office, represented Georgia-Pacific. Leigh Freudenheim, also of Colliers, represented the buyer, a private investor. Built in 1988, 210 Grove St. is a 165,000 s/f industrial manufacturing building with access to Rte. 495. With a flexible floor plan, the building accommodates most manufacturing or warehouse/distribution uses.

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