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## **Gratton and Brennan of Cassidy Turley FHO reps Shorenstein Properties LLC in three leases**

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Cassidy Turley FHO completed three lease transactions totaling 22,995 s/f of class A office space at 399 Boylston St. The new tenants at the property include Hay Group, Inc., LibbyHoopes, P.C. and Lineage Capital, LLC. Hay Group, Inc. will occupy 12,592 s/f on the fourth floor. LibbyHoopes, P.C. has signed a lease for 7,100 s/f on the second floor and Lineage Capital, LLC will occupy 3,303 s/f of office space on the fourth floor. Shorenstein Properties LLC is the building's owner.

"We were pleased to work with Shorenstein to negotiate these new lease agreements," said Duncan Gratton, senior managing director, principal at Cassidy Turley FHO. "With breathtaking views of the Boston Common and Public Garden, and proximity to premier residences, fine dining, hotels and the MBTA, 399 Boylston St. is an ideal location for any business seeking a prime location in one of the city's hottest submarkets."

Gratton and vice president Lauria Brennan of Cassidy Turley FHO represented Shorenstein in all three transactions. Brennan also represented LibbyHoopes, while senior managing director, principal Peter Farnum and senior vice president Ali Cavanaugh of Cassidy Turley FHO worked with the Hay Group. Larry Epstein and Lauren Vecchione of Colliers International represented Lineage Capital.

Located in the city's Back Bay, 399 Boylston St. is a 13-story first-class office building. The building was constructed in 1983 and contains 12,239 s/f of high-quality, street level retail space with 216,581 s/f of class A office space above. In 2009, Shorenstein completed a \$600,000 lobby and mezzanine level renovation that modernized the entranceway with a new stone and glass custom built security desk, stainless steel panels around the elevators, a glass ceiling under the lobby mezzanine ceiling and a new seating area.

"399 Boylston Street is an exceptional building in a great location," said Ronnie Ragoff, senior vice president, asset management at Shorenstein. "We are excited to welcome Hay Group, LibbyHoopes, and Lineage Capital to the space and are appreciative of our partners at Cassidy Turley FHO for their help marketing the building."

Shorenstein Properties of San Francisco is one of the oldest and most successful private real estate investment companies active throughout the United States in the acquisition, development, ownership, and management of office and mixed-use properties.

Cassidy Turley FHO is a commercial real estate firm offering a full range of brokerage, consulting, strategic planning, research, lease administration, marketing, lease auditing, lease portfolio and transaction management services for corporate and institutional clients alike. The senior partners of the firm have worked together for over 20 years providing customized advisory consulting and brokerage services to an extensive range of corporate and institutional clients, both locally and on a national and international basis.

