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Joseph Properties completes Pawtucket Armory Arts Center renovations: 48,000 s/f armory purchased for \$561,000 at auction

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Joseph Properties has completed renovations to the 48,000 s/f Pawtucket Armory Arts Center, 172 Exchange St.

Interior walls and ceilings have been painted. Over 3,000 s/f of maple hardwood flooring was replaced and stained. Windows and sills have been replaced. New lighting has been installed. Also, the elevator, sprinkler system and roof were all recently replaced by the previous Armory owners.

Brian Thibeault, the owner of the N.H.-based development firm Joseph Props., purchased the Pawtucket Armory at auction for \$561,000. The tax assessor's office has the property valued at \$3.2 million.

Thibeault said the property is suited for working artists, dance studios and other creative ventures. Thibeault wants to keep The Gamm Theatre as a tenant. Space is available for lease in the Armory and the Drill Hall is available for events (wedding receptions, parties, award dinners, etc.). Debra Whitehouse is the building manager.

Construction of the Pawtucket Armory began in 1894 and the building was completed in mid-1895. It was the first of the large armories constructed in Rhode Island. It was built for the Tower Light Infantry of Pawtucket, the Kearny Light Infantry (Company G 2nd Regiment Infantry) of Central Falls, and the Pawtucket Horse Guards First Cavalry Battalion. More than 1,000 people attended a grand ball held to commemorate the opening of the Armory on June 12, 1895. The annex was erected after World War II to house military vehicles for the Rhode Island National Guard units. The Armory was added to the National Historic Register in 1983.

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