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Cushman & Wakefield sells 7 Edmond Road for \$4.8 million: Hruska, Brown, Buono and Mirin represented the seller

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Cushman & Wakefield has completed the sale of 7 Edmond Rd., a 155,000 s/f manufacturing facility situated on 17.74 acres. Owned by Pateley Associates, the property sold for \$4.8 million or \$31 per s/f. It will house facilities for Clancy Moving Systems, Inc., a 90-year-old moving and storage company with locations in Patterson and Pawling, N.Y., as well as in Stamford, Conn.

The Cushman & Wakefield sales team, comprised of Jay Hruska, executive vice president, Frank Brown, senior director, Sal Buono, director, and Al Mirin, senior director of Cushman & Wakefield's Private Capital Group, represented the seller; Mick Consalvo, vice president of Tower Realty Corp., represented the buyer, CB Brookfield, LLC.

7 Edmond Road is located at exit 10 off I-84. It features an 18-foot ceiling height, 14 loading docks with one drive-in door, air conditioning throughout the office area and in some of the storage areas, ample power and parking, and has an onsite, full-service cafeteria.

"7 Edmond Road was a perfect fit for Clancy Moving Systems," said Sal Buono. "This modern industrial facility property, which has been immaculately maintained over the years, will provide Clancy with virtually every feature needed to expand into the western Connecticut region. Its convenient location just off I-84 will make servicing this region even easier."

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