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## **Sidel and Sheehan of EagleBridge Capital arrange \$6 million financing**

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EagleBridge Capital, working exclusively on behalf of its client, has arranged permanent mortgage financing in the amount of \$6 million for 33 Broad St.

The mortgage financing was arranged by EagleBridge principals Ted Sidel and Brian Sheehan who said that the loan was provided by a leading financial institution.

33 Broad St. is an 11-story 40,500 s/f office building located in the Financial District. The property has been completely updated and is served by three elevators.

The building is 100% leased. State Street Eye Health and Espresso Love occupy the first floor retail space. The upper floors are occupied by 18 office tenants including law firms, accountants, consultants, foundations, financial advisors, real estate developers, mortgage bankers, and money managers.

33 Broad St. was constructed in 1904. The building style is early Twentieth Century Renaissance Revival and is included in the National Register of Historic Places as part of the Custom House District. 33 Broad Street was designed by the leading architectural firm of its day, Shepley Rutan and Coolidge, the predecessor of the noted architectural firm Shepley Bullfinch Richardson and Abbott.

EagleBridge Capital is a Boston-based mortgage banking firm specializing in arranging debt and equity financing as well as joint ventures for industrial, office, and r & d buildings, shopping centers, apartments, hotels, condominiums and mixed use properties as well as special purpose buildings.

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