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## **Vantage Builders, Inc. completes 23,000 s/f office renovation for Trane on behalf of Griffith Properties, LLC at 181 Ballardvale Street**

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Vantage Builders, Inc., a general contracting and construction firm, has completed a 23,000 square foot office renovation project for Trane, on behalf of Griffith Properties, LLC at 181 Ballardvale St. Griffith Properties hired Vantage for the complete tenant fit-up after leasing space to Trane, the global provider of indoor comfort solutions. Trane is located on the second floor of 181 Ballardvale St., which is part of the Ballardvale Office Park.

The \$925,000 project required complete demolition of the existing space prior to reconstruction. Vantage constructed seven offices, three conference rooms and two training rooms. The new employee lounge and kitchen provide an area for employees to gather.

Trane's office features new carpeting, lighting and paint throughout. Custom millwork, glass walls and new doors create a high-end office atmosphere. Vantage also installed a new energy management system, including five rooftop units, to help Trane reduce overall heating and cooling costs.

The project team included Design-Science (architects) and Engineered Systems (mechanical engineering services).

"We enjoy working with Griffith Properties, particularly when we're helping them welcome a new tenant," said Denise Regan, senior project manager, Vantage Builders. "This entire project, from design plans through construction, created a very efficient location for Trane. And we were able to meet the tight deadline demanded by the move-in date."

Vantage Builders offers contracting services to corporations, developers, property managers, retailers and private institutions throughout New England. Our standard construction services include general contracting and construction management. More comprehensive services include design/build and value engineering. In managing and building scores of commercial projects, we've found that versatility is key to our customers' success. Our experience includes specialized tenant build-outs, standard property improvements, base building work and construction from the ground up.

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