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Hobbs Brook Management completes renovations at 610 Lincoln St. North

August 20, 2015 - Front Section

Hobbs Brook Management LLC, a commercial property management and development firm specializing in leasing, construction and development of class A office space, has completed the renovation and sustainable upgrade to 610 Lincoln St. North. Designed for single or multi-tenant occupancy, 610 Lincoln St. features flexible floor plans, on-site dining, multiple amenities, and access to the Forefront Conference Center.

Designed by Margulies Perruzzi Architects and located within the Hobbs Brook Office Park, the completely renovated building features 86,169 s/f of highly efficient office space on three floors, and comes with a 3.7 parking ratio and front-desk security. To open the lobby to more natural light, the main entrance was redesigned with a new two-story glass vestibule. 6,000 s/f of additional office space was gained by lowering the building grade and moving mechanical equipment to the roof. With the goal of attaining LEED Silver certification, the renovation of 610N Lincoln St. includes new HVAC systems, windows, electrical systems, and fireproofing.

In addition to Margulies Perruzzi, the project team includes general contractor Columbia Construction Company; landscape architect Studio 2112; MEP engineer AHA Consulting Engineers; structural engineer Souza True & Partners; civil engineer H.W. Moore Associates; and LEED consultant Entegra. Hobbs Brook Management is represented by Wyman Street Advisors.

"We're excited to be able to offer yet another high-quality and sustainable office space for tenants seeking Class A amenities with convenient transportation options and one-site property management," said Kevin Casey, vice president of leasing and construction at Hobbs Brook. "610 Lincoln Street is another example of our continuous commitment towards upgrading our existing portfolio to include current best practice standards, energy efficient systems and equipment, and a comfortable and productive environment for tenants."

In late May 610 Lincoln St. North was a stop on the annual NAIOP Bus Tour where 250+ commercial real estate representatives visited available properties along Rte. 128.

Because the most valuable thing they develop is a relationship, Hobbs Brook Management focuses its efforts on satisfying the individual needs of customers that lease within their parks. A service-oriented provider of Class A business solutions to companies large and small, Hobbs Brook builds sustainably, maintains an on-site facilities management staff, and develops or renovates projects for energy efficiency, LEED certification, and the preservation of the local environment. With portfolios in Massachusetts, Rhode Island, Georgia and Illinois, Hobbs Brook offers competitive amenities, on-site catering and dining facilities, fitness centers, and a full-service conference center available to tenants and the public. Hobbs Brook enjoys a steady occupancy rate in the 90th percentile, and holds firm to the belief that tenants should feel secure, well-balanced and prevalent

at work.

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