



# nerej

## **DeSimone and Mahoney of JLL broker 46,061 s/f office lease to Babcock Power Sales Inc. at Lake Williams Center**

March 24, 2017 - Front Section

Phil DeSimone, JLL Rob Mahoney, JLL

Marlborough, MA JLL has completed a 46,061 s/f lease to long-standing Worcester company Babcock Power Sales Inc. at Lake Williams Center, 26 Forest St. The space will serve as a new location for the firm's power services and power environmental business units. JLL negotiated the transaction on behalf of property owner Great Point Investors, investment manager for its client the New England carpenters combined benefit funds. Babcock Power was represented by Kelleher & Sadowsky Associates.

Babcock Power, a world leader in delivering single-source solutions to power producers and utilities, will be relocating from 5 Neponset St. in Worcester. Occupancy is scheduled for this May.

Lake Williams Center is a 210,000 s/f first class corporate office campus.

Lake Williams Center, 26 Forest Street - Marlborough, MA

"We are excited to move to this new location," said Earl Mason, business segment CFO of Babcock Power. "This move will enable us to accommodate our customers effectively and efficiently, and provide our staff with a state-of-the-art working environment."

JLL managing director Phil DeSimone and assistant vice president Rob Mahoney represented Great Point Investors in the lease negotiations. Principals Don Mancini, Jim Umphrey and vice president Drew Higgins of Kelleher & Sadowsky represented Babcock Power.

"We're thrilled to welcome global firm Babcock Power to Lake Williams Center" said JLL's Rob Mahoney. "They are a dynamic company with a long and respected heritage here in New England and throughout the world. The space, which spans the entire third floor and boasts an impressive atrium, first class amenity package and expansive views, is the perfect fit for their new headquarters location. Adding to this, Marlborough's strong employment demographics, vibrant business community, and ample nearby amenities will be a great benefit in the recruitment and retention of their employees."

Built in 2001, Lake Williams Center is a premier, class A campus with impeccably maintained office space easily accessible from I-495 and the Mass Pike/I-90 in Marlborough. This modern campus provides flexible office space perfect for a wide range of user types including software and high-tech, healthcare/medical, financial services, professional services, and business services. It offers all of the amenities today's workforce demands: a full-service, on-site cafeteria; an on-site fitness center with showers and lockers; a lounge and conference facility; outdoor patio spaces with seating; renovated lobbies, and connectivity certified by WiredScore.

JLL is a professional services and investment management firm offering specialized real estate services to clients seeking increased value by owning, occupying and investing in real estate. JLL is a Fortune 500 company with, as of December 31, 2015, revenue of \$6 billion and fee revenue of

\$5.2 billion, more than 280 corporate offices, operations in over 80 countries and a global workforce of more than 70,000. On behalf of its clients, the company provides management and real estate outsourcing services for a property portfolio of 4.0 billion square feet, or 372 million square meters, and completed \$138 billion in sales, acquisitions and finance transactions in 2015. As of September 30, 2016, its investment management business, LaSalle Investment Management, has \$59.7 billion of real estate assets under management. JLL is the brand name, and a registered trademark, of Jones Lang LaSalle Incorporated.

New England Real Estate Journal - 17 Accord Park Drive #207, Norwell MA 02061 - (781) 878-4540