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## **Avison Young completes 20,886 s/f in leases at Middlesex Green**

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2 Middlesex Green - Concord, MA

Concord, MA Avison Young has completed a total of 20,886 s/f in lease transactions at Middlesex Green, a five building business park, located west of Rte. 128.

Represented by Cushman & Wakefield, Dinardo Design, a Concord-based graphic design company signed a new 3,598 s/f lease on the first floor at 5 Middlesex Green, located at 555 Virginia Rd.

Avison Young principals Jack Kerrigan, Steve Cook, along with senior vice president, Tom Aitken, and associates Virginia Kerrigan and Chris Adams, who are based in the firm's Boston office, represented the owners, Paradigm Properties and Alcion Ventures.

5 Middlesex Green - Concord, MA

Joining Dinardo Design at the park is N-of-One, Inc., a biotech company that offers clinical interpretation to enable oncologists to provide targeted therapeutic treatment strategies. Represented by Avison Young, N-of-One has signed a lease at 4 Middlesex Green for 17,288 s/f.

"Middlesex Green is one of the most attractive office parks in the suburbs," said John Caldwell, president of Paradigm Properties. "The two executed leases are great for the asset as activity has been on the rise with promising new prospects on the horizon. As such, we are incredibly excited about this opportunity to provide prospective tenants a great value for a location five minutes to I-95."

There is also a unique opportunity for a tenant or investor to purchase and own 2 Middlesex Green, a 61,019 s/f, first class office building located at 530 Virginia Rd. Avison Young's capital markets team, including principals Michael Smith, Scott Jamieson, senior vice president Michael Buckley, vice president Brandon Dickason, and senior financial analyst Derek Opert are teaming up in marketing this investment property.

"Middlesex Green is a five-building, master planned park with space availability ranging from 3,000 s/f up to an entire building of 68,000 s/f," said Kerrigan. "The park offers outstanding value whether

a tenant wants to lease or purchase.”

This amenity packed, eco-friendly office park is located in an attractive campus setting, which features solar rooftops, electric car chargers, community gardens, robust parking, and a bicycle sharing program. In addition, the park offers a newly renovated Fit4 fitness center powered by Wellbeats Virtual Training System, and a certified green restaurant called New Leaf Café which includes outdoor seating and catering to tenants in the park. With its convenient location off Route 2A and only 3 miles to Route 128, the property provides quick bike and car access to the local amenities in downtown Concord and Lexington centers.

Alcion Ventures is a real estate private equity firm that executes a thesis-driven, value creation investment strategy in select North American markets. The firm is committed to being a disciplined fiduciary and investor that combines the entrepreneurial approach of an operator with the establish practices of an institutional private equity fund manager.

Founded in 1997, Paradigm Properties, LLC is a full service commercial real estate company, providing clients with a comprehensive and expandable suite of services that include asset management, property management, consulting and workout assistance, leasing management, and development services. Through its investment management affiliate, Paradigm Capital Advisors, LLC, Paradigm currently owns and manages more than 6 million s/f of office and industrial space in the northeast, mid-Atlantic, and mid-west through its offices in Boston, Columbus, OH, and Hartford, CT.

Avison Young is the world's fastest-growing commercial real estate services firm. Headquartered in Toronto, Canada, Avison Young is a collaborative, global firm owned and operated by its principals. Founded in 1978, the company comprises 2,400 real estate professionals in 80 offices, providing value-added, client-centric investment sales, leasing, advisory, management, financing and mortgage placement services to owners and occupiers of office, retail, industrial, multi-family and hospitality properties.

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