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## **CB Richard Ellis brokers \$12.25m sale of Wilton Office Plaza**

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Jeffrey Dunne, Steven Bardsley and David Gavin of CB Richard Ellis' New York Institutional Group represented 372 Wilton Associates, LLC, an entity managed by Silverman Realty Group, Inc., in the sale of Wilton Office Plaza for \$12.25 million. The team was also responsible for procuring the buyer, Luzern Associates, LLC in its first office building purchase in Fairfield County.

Wilton Office Plaza is a two story 88,078 s/f office building, situated on Rte. 7, within one mile of the Wilton Metro North Train Station. The property, which was approximately 44% leased at the time of sale, is strategically located in the strong central Fairfield office market and will be a prime beneficiary of the current widening of Rte. 7, allowing easy access via I-84, I-95 and the Merritt Pkwy. Wilton Office Plaza's flexible floor plates will enable Luzern Associates to attract a wide range of users, including small corporations as well as companies seeking to occupy as much as 47,000 s/f of contiguous space.

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