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Washington Trust places \$28m financing for BRCD

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Fairfield, CT Washington Trust's Commercial Real Estate Group has provided \$28 million to BRCD Holdings, LLC, for the refinancing of the Trademark Fairfield, a class A, multifamily residential property.

Opened in 2017, Trademark Fairfield is a 101-unit luxury, mid-rise apartment complex featuring several amenities including a resort style swimming pool with cabanas; a fitness center; urban garden; bocce court; outdoor fire pits; covered parking; and a community room with a bar, pool table, and flat screen televisions.

Located along Commerce Dr. (U.S. Rte. 1), the complex sits just east of the downtown and within walking distance of the Fairfield MetroCenter train station. In addition to its residential space, the property also includes 13,860 square-feet of street level retail space.

"Washington Trust did a fantastic job meeting our needs," said Mark Keeney of Abbey Road Advisors. "Their approval process, loan structuring, and quick execution were key components in our desire to partner with them."

"Washington Trust was very pleased to provide financing for this newly constructed project," said Julia Anne Slom, senior vice president and team leader of Washington Trust's Commercial Real Estate Group. "The property's well designed, lovely units provide luxury housing with wonderful amenities in an extremely well-located spot. The on-site retail, once complete, will further enhance the property's appeal."

BRCD Holdings, LLC is a Connecticut single asset limited liability company. Abbey Road Advisors and Skala Partners were the co-developers of the project.

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