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The Gutierrez Co. to convert 4 Burlington Woods into new LEED-Certified speculative lab building

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Burlington BioCenter, 4 Burlington Woods - Burlington, MA

Burlington, MA The Gutierrez Company has formed a joint venture partnership with a national institutional investor to develop the Burlington BioCenter at 4 Burlington Woods. The conversion to a new, 109,500 s/f lab-ready facility designed and permitted for lab use is scheduled to be completed by the end of 2019.

Burlington BioCenter, located in greater Boston's leading life science cluster, is configured for a variety of layouts. It will feature four stories of LEED Certified lab-ready core and shell;

interconnecting stairways; floor-to-ceiling windows; a high-performance lab infrastructure with energy efficient systems; parking; and an open design.

“Working together with our capital partner, R.E. Dinneen Architects & Planners, and AHA Engineers we are repositioning 4 Burlington Woods to provide fully customizable lab space in a market starved for quality space that is ready for tenant buildout,” said Doug Fainelli, vice president of operations with The Gutierrez Co. “We are excited to add the Burlington BioCenter—with its direct access to Rte. 128 and world-class amenities—to the region’s dynamic life science cluster.”

JLL is representing the new joint venture in the leasing and marketing of Burlington BioCenter.

The JLL team on the assignment is comprised of executive managing director Matt Daniels, senior vice president Chris Decembrele, and senior vice president Andrew Whipple.

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