



# nerej

## Duffy from Berkshire Hathaway Verani Realty closes two transactions totaling \$3.375 million

October 04, 2019 - Front Section



7 Eastpoint Drive - Hooksett, NH

Hooksett, NH Commercial real estate firm Berkshire Hathaway Verani Realty has completed the sale of two assets by senior advisor Tom Duffy.

Tom Duffy

Duffy represented the seller in the sale of 7 Eastpoint Dr. The asset included 2.13 acres with a 24,000 s/f warehouse/industrial building on the property. The disclosed sale price was \$1.8 million, or \$75 per s/f.

Duffy also represented the buyer in their acquisition of 272 Londonderry Tpke. This sale included 2.91 acres with a 22,500 s/f warehouse/industrial building. The final sale price for this transaction was noted at \$1.575 million or \$70 per s/f.

Duffy said, "The sale of these two properties in Hooksett reinforces the demand from investors and owner-occupants alike to secure good-bones industrial properties in New Hampshire. Due in part to the escalation of industrial land prices in our local markets, the opportunity to acquire existing,

good-quality assets that do not have a lot of deferred maintenance or functional obsolescence remains appealing and favorable from a pricing standpoint. New Hampshire entrepreneurs continue to thrive, especially in the industrial R&D space, and assets such as these two recent sales demonstrate their viability and appeal to a large group of potential investors and owner occupants.”

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