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## The Stubblebine Co. and KeyPoint Partners handle \$7.4 million sale for BirchPoint LLC and Lizwob Realty LLC

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Haverhill, MA David, James and Micah Stubblebine, principals and Ellen Garthoff, senior advisor at The Stubblebine Company/CORFAC International represented BirchPoint LLC and Lizwob Realty LLC in the \$7.4 million sale of 45 Fondi Rd. Jonathan Aron, vice president investment sales of KeyPoint Partners, LLC, represented the seller. The building was previously occupied by Pella Windows & Doors.

Centrally located close to multiple major highways and downtown, this 61,000 s/f fully leased industrial building on six acres is suitable for both manufacturing and warehouse purposes with a 24' clear height and substantial loading capacity. The building is fully leased to Boston Window & Door LLC.

The building was purchased as part of a 1031 exchange. In a separate, but related transaction, The Stubblebine Co. sold 180 New Boston St. in Woburn for \$10.4 million to a Boston-based investment company. The selling entity exchanged into 74 Fondi Rd.

Established in 1987, The Stubblebine Company/CORFAC International specializes in selling and leasing large industrial properties and adaptive re-use sites throughout New England.

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