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The Stubblebine Co./CORFAC International broker \$10.4 million sale of 66,219 s/f

November 13, 2020 - Front Section



180 New Boston Street - Woburn, MA

Woburn, MA David, James and Micah Stubblebine, principals, and Ellen Garthoff, senior advisor, of The Stubblebine Co./CORFAC International represented BirchPoint LLC and Lizwob Realty LLC in the \$10.4 million sale of 180 New Boston St. The buyer was a joint venture partnership comprised of Oliver Street Capital and Bain Capital Real Estate.

Centrally located close to the intersection of Rte. 128 and Rte. 93, this 66,219 s/f industrial building on 3.69 acres is suitable for both manufacturing and warehouse with a 22' clear height and

substantial loading capacity.

Oliver Street Capital is a value-based real estate investment manager focused on acquiring and managing high quality industrial real estate investments. With over 30 years of commercial real estate experience, the firm has represented more than \$2 billion in total transactions.

Bain Capital Real Estate was formed in 2018 and pursues investments in often hard-to-access sectors underpinned by enduring secular trends that drive long-term demand growth for real estate assets and services. The Bain Capital Real Estate team has been executing its strategy since 2010 (formerly as a part of Harvard Management Company), having invested over \$3.8 billion of equity in over 400 assets across multiple sectors.

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

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