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## Roche Realty Group sells two medical office buildings in Laconia

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Laconia, NH Two medical office buildings, constructed in 1937, at 724 and 734 N. Main St. have been sold. Concord Hospital/Laconia will continue to operate their multi-specialty clinic, obstetrics, and gynecology practices in these two adjacent landmark buildings.

Bruce Labranche

Bruce Labranche of Roche Realty Group represented the buyer, Yankton Property CHL, 724 and 734 LLC, in acquiring these two properties which have active leases in place with Concord Hospital. The seller was Laconia Clinic Properties, Inc., represented by Laura Gamache of KW Metropolitan. The closing was held at Wescott Law with attorney Sarah Rubury.

The principal of Yankton Property, John Anderson, said, "My family is pleased to be investing in the Laconia community and in particular in a health care provider whose doctors have continuously provided crucial clinical care to the Lakes Region at these locations for decades. We are proud to be associated with Concord Hospital/Laconia and look forward to a long relationship with them."

Labranche said, "The 724 N. Main Street building, where the clinic is located, includes 28,373 s/f. This three-story brick medical office building has 95 exam rooms and offices. There are 12 reception and work station areas, six waiting rooms, 21 bathrooms, 900 s/f. designated employee space, x-ray, lab, and pharmacy areas. The paved parking area on 2.26 acres is huge and includes 145 parking spaces with easy entrance and exit. The building's contemporary portico and expansive glass windows present a pleasing architectural feel. The second building, 734 N. Main St., where the obstetrics and gynecology practices are located, is an attractive brick building with wood accents, lots of windows and includes 9,538 s/f with two stories and offers an additional 15 parking spaces."

According to Frank Roche of Roche Realty Group, "This was the highest-priced commercial sale for 2021, for the 25 towns and cities throughout the Lakes Region. It's another indication of Laconia's impressive growth moving forward. There's great momentum with many changes in ownership and substantial investments being made within Laconia... the city is in a great place right now. When Concord hospital announced the acquisition of Lakes Region General Hospital, it was very exciting and well-received news for our communities. Concord Hospital has a tremendous reputation statewide and is now a major asset for Lakes Region. We are very fortunate to have them in our backyard."

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