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Lincoln Property Co. files plans for 650,000 s/f development

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Boston, MA Lincoln Property Company (LPC) has filed plans with the city and state for the 1.1-acre on Parcel H called “Seaport Circle,” a mixed-use development featuring 650,000 s/f of life science research and office space on the MBTA Silver Line in the Seaport District.

Following an extensive RFP process, LPC was chosen by the landowner, The Massachusetts Port Authority (Massport), for its proposal to create a world-class life science destination highlighted by a game-changing commitment by LPC to advance Massport’s diversity, equity and inclusion model. In addition to a purpose-built lab, office and retail, LPC has planned a stand-alone life science and technology training center (the Pavilion) with an ambitious mission focused on training for skilled jobs in life sciences and adding talent to the pipeline of opportunity in the exploding life science sector.

A project based on connections, a new MBTA Silver Line station will be built on the premises, providing easy access for life science workers, for students utilizing the training facility and visitors to the vibrant shopping and entertainment district known as the Seaport. Designed for collaboration, the site has pedestrian bridges to neighboring properties, green spaces and gathering places to connect.

“Seaport Circle is not just a name, it’s our mission. We’re bringing together life science, job training, transportation, and amenities to create a full circle of opportunity—a virtuous cycle that will open the innovation economy to diverse communities across Greater Boston,” said Scott Brown, executive vice president, LPC. “We would like to thank our partners—Massport and our minority and women partners and local non-profits—who have worked together to create this forward-thinking development.”

Situated on one of the last remaining sites in the Seaport with visibility from the Mass. Pike, Seaport Circle is the perfect location for companies looking for global headquarters in the fastest growing life science cluster in the U.S. The project is pursuing LEED Platinum designation and the two-tower design provides flexible floor plates ranging from 25,000-60,000 s/f. In addition to class A lab and office space, the building includes a rooftop terrace, tenant amenity spaces and 5,000 s/f of retail space.

“We are excited about this important step in Lincoln’s Seaport Circle project,” said Andrew Hargens, Massport’s chief development officer. “This project advances our DE&I objectives, and the Lincoln team has come up with a creative and integrated approach to address key needs in the district, enhanced public transit, expanded access to jobs, and the resources to support the life science cluster.”

The Pavilion is a unique public realm space that will serve as a gateway and pathway to the innovation economy. The Pavilion will be open to residents from around Boston to gain access to training; the mission driven café will serve area residents, workers and trainees and provide space for small events.; the start-up incubator space will provide critical resources for nascent biopharma companies to grow and prosper; and the conference spaces will provide start-ups with drastically needed space in this area of the Seaport.