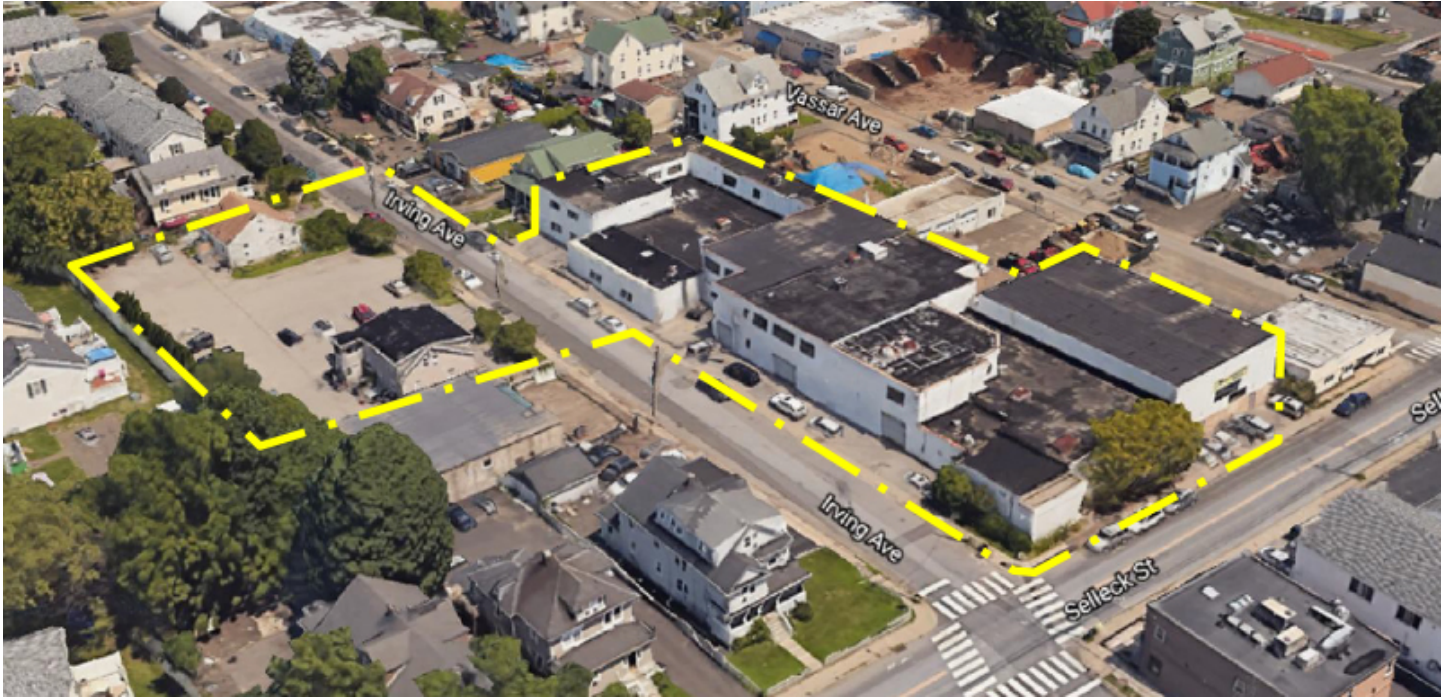




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## Kintzer of Royal Properties brokers sale of 41,850 s/f industrial portfolio

March 18, 2022 - Connecticut



0, 17, 18, 25 and 43 Irving Avenue and 145 Selleck Street - Stamford, CT

Stamford, CT Royal Properties, Inc. negotiated the sale of The Irving Ave. Portfolio (0, 17, 18, 25 & 43 Irving Ave. and 145 Selleck St.). The asking price was \$5.5 million.

“This is an enormous opportunity for the buyer, 1530 Management, LLC, to diversify their holdings and own highly desirable industrial properties minutes from I-95 and the Stamford Train Station,” said Jeff Kintzer, principal of Royal Props., who represented the buyer. Cody Nizzardo of Nizzardo Real Estate represented the seller.

This portfolio is comprised of two industrial buildings totaling 41,850 s/f with two contiguous parking lots, two multi-family buildings and a single-family home. The entire seven property portfolio totals 1.41 acres, with all properties zoned R-5 (multi-family medium density design district) and in a QOZ (qualified opportunity zone).