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Bongiorni of SR Commercial Realty brokers \$2.15m sale of 55 Emery St. and 6 Liberty St. in Springfield, MA

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Springfield, MA Paul Bongiorni of SR Commercial Realty brokered the sale of a 100,000 s/f industrial site in downtown.

55 Emery St. and 6 Liberty St., known as the National Needle Building and Kittredge Building, are included in the Springfield Preservation Trust's list of most endangered properties. The 55 Emery St. parcel was placed in a single-building historic district in 2020 to prevent demolition. It was considered by Penn National Gaming as a casino site in 2012.

The buildings sit on 1.2 acres near I-91, between East Columbus Ave. and Boylston St. The property sold for \$2.15 million, which is \$350,000 over asking price, with multiple offers.

The buyer is a national self-storage group that is planning a large rehab and conversion of the buildings.

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