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## **CBRE sells 11 senior housing units at 77 Leroy Ave., Darien for \$7.5 million**

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Darien, CT CBRE has completed the sale of 11 senior housing residential condominium units at 77 Leroy Ave. Pemberton 16, LLC sold the condos for \$7.5 million (\$681,818 per unit) to 77 Leroy, LLC.

The CBRE team of Louis Zuckerman and Patrick Colwell marketed the assets on behalf of the seller and also procured the buyer.

“The sale transaction was very smooth from both the seller and buyer side,” said Zuckerman. “This is a unique asset that will make an excellent addition for the new owner who is a sophisticated investor and developer.”

77 Leroy Ave. is a 16-unit residential property restricted to residents 62 and over and located adjacent to the Darien Metro North train station, within a walk to downtown, a local park, and retail shops.

The new owner of the 11 units will manage the already mature and strong cash flowing assets that

has a tenant base with upside potential.

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