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R.W. Holmes brings Tosca Drive Industrial Park to 90% leased

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Stoughton, MA R.W. Holmes has completed five leases, bringing the occupancy to 90% at the 212,000 s/f Tosca Drive Industrial Park.

Oakland, Calif.-based Berkeley Partners hired R.W. Holmes last year as the exclusive leasing agent for this industrial, flex, and R&D park.

“We’re very pleased to see that the synergy between R.W. Holmes and Berkeley Partners’ leasing strategies yields such remarkable results,” said R.W. Holmes project leader Mike Fahy. “Our combined efforts, coupled with strategic property enhancements, have swiftly propelled occupancy to 90% in less than eight months.”

In addition to Fahy, other R.W. Holmes leasing team members on this project are vice president

Mike Ogasapian and director of corporate services Elizabeth Holmes.

Located on 14.8 acres at 71-312 Tosca Dr., the six-building, 212,000 s/f park provides tenants with flexible industrial, flex, and R&D space. The park's buildings provide 14-foot clear heights, 24 loading docks, and other amenities.

Since acquiring ownership in 2022, Berkeley Partners has upgraded the infrastructure, façade, parking lot, and white box spaces at the Tosca Drive Industrial Park. Established in 2005, Berkeley Partners is a nationally recognized real estate investment, property, and leasing management firm.

R.W. Holmes team negotiated the following leases:

- Boss Fight Studios: 7,260 s/f at 232 Tosca Dr.;
- AN3 Boston, LLC: 5,669 s/f at 103 Tosca Dr.;
- Gonzales Distribution: 2,860 s/f at 208 Tosca Dr.;
- Wilcox Enterprises: 2,850 s/f at 208 Tosca Dr.; and
- Dare to Dream: 2,250 s/f at 209 Tosca Dr.

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