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## Unravel Biosciences leases 3,200 s/f at Cummings' Boston Ave. innovation campus

June 21, 2024 - Front Section



Medford, MA Unravel Biosciences will move next month from an incubator lab at UMass. Boston to 3,200 s/f of dedicated space within Cummings Properties' Boston Ave. innovation campus. The space will house its administrative and research and development functions.

“Our signature Medford location and strong, longstanding affiliation with Tufts University were key factors in the decision,” said senior leasing director Rob Yacobian of Cummings Properties. “Unravel’s new space offers convenient access to its partners at Tufts as well as a fertile recruiting ground to support its growing operations.”

Yacobian worked with senior advisor Brendan Entenmann, of the Steele Group brokerage firm, on

the lease, which includes a custom renovation.

“We have strong working relationships in the brokerage community,” said Yacobian, “and collaborating with Brendan in particular made it seamless to come up with a lease arrangement that worked well for both parties.”

In addition to multiple labs operated by Tufts University, Unravel’s new neighbors on Boston Ave. include Morphochemicals, Myro Therapeutics, Solu Therapeutics, and Sunflower Therapeutics.

The innovation campus features move-in-ready lab and office space with upgraded finishes, free covered parking, and on-site MBTA bus access.

The Green Line extension, as well as eateries, shops, and other conveniences, are within walking distance.

Cummings Properties’ 11 million s/f of commercial real estate accommodates labs and clean rooms, offices, health care facilities, restaurants, retail stores, warehouses, executive suites, and more. With a portfolio of this size and variety, the firm can meet virtually any commercial real estate need. Its in-house experts in design, construction, and property management offer “one-stop shopping” for the business community.

Unravel Biosciences aims to develop new therapeutics for complex disorders with unprecedented efficiency by integrating AI systems biology computation with rapid in vivo screening and clinical validation of discovered targets. Founded in 2021, Unravel Biosciences is using AI to advance new therapies for complex diseases and central nervous system disorders. The firm’s proprietary BioNAV™ drug discovery platform, developed at Harvard University’s Wyss Institute, has already led to four clinical trials and an FDA orphan drug designation in 2024.

New England Real Estate Journal - 17 Accord Park Drive #207, Norwell MA 02061 - (781) 878-4540