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## **Atlantic Capital Partners secures \$22.22 million loan for 85,134 s/f Braintree Marketplace on behalf of Waterstone Properties Group**

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Braintree, MA Atlantic Capital Partner's Debt, Equity, and Structured Finance team has arranged \$22.22 million in acquisition financing for Braintree Marketplace on behalf of Waterstone Properties Group.

Braintree Marketplace is a 85,134 s/f, three suite condo that is 100% occupied by a “to be announced” national grocery concept. Nordstrom Rack and Ulta Beauty located at 350 Grossman Dr. The property is located in a dominant Metro Boston submarket with visibility from Rte. 3.

Atlantic Capital Partners Debt, Equity, and Structured Finance team is led by Stephen Joseph and Stephen Hassenflu. The platform has closed over \$150 million in loan placements since inception in 2023 and focuses primarily on multi-tenant retail centers.

“Braintree Marketplace was an interesting assignment that allowed us to show case our vertically integrated platform and retail expertise to deliver a favorable execution for our client.” said Joseph, co-head of Atlantic Retail Debt and Equity Placement Team.

Hassenflu said, “Braintree garnered tremendous interest from banks, life companies, debt funds, and other specialty lenders allowing a very competitive process which resulted in an attractive cost of capital without limited prepayment flexibility or proceeds.”

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