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## **Connolly Brothers acquires 75 Sam Fonzo Dr. - a 160,000 s/f building**

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Beverly, MA Connolly Brothers Inc., a construction management firm serving private commercial, industrial and institutional clients, has completed acquisition of 75 Sam Fonzo Dr., a 160,000 s/f, four-story office building in the Cherry Hill Industrial Park. Connolly's acquisition strengthens its development portfolio and reaffirms the company's commitment to supporting sustainable growth and investment in the North Shore.

"We are thrilled to add 75 Sam Fonzo Dr. to our real estate portfolio. The acquisition offers multiple opportunities to reposition the property by renovating the existing office building for a new tenant or redeveloping the property as a build-to-suite for a new use," said Thad Minshall, vice president of real estate/development at Connolly Brothers. "At 38 acres there are very few sites on the North Shore that offer the same access and lot size required for a significant development."

In 2001, Connolly designed and constructed the facility that stands as a build-to-suit for Electric Insurance Company. Over 20 years later, Connolly is thrilled to acquire the vacant building and play a role in its repositioning.

75 Sam Fonzo Dr. is centrally located with access to Rte. 128, Beverly Airport and within one mile of the local commuter rail station. The building offers amenities including an on-site fitness center complete with locker rooms, commercial kitchen and cafeteria with banquette seating, an expansive outdoor patio and basketball court, on-site parking, and many more features. The property offers an ideal build-to-suit opportunity, as well as the potential for future expansion of the existing building, offering both convenience, accessibility and optimal functionality for a future tenant. The acquisition was completed on August 22, 2025.

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