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Conrad and McEvoy of The Conrad Group broker 58,000 s/f \$4.65m sale

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The Conrad Group, Inc. has negotiated the sale of 105 Research Rd. on behalf of the seller, Research Road LLC. The property consists of a 58,000 s/f office/warehouse building situated on 8+ acres of land in South Shore Park.

Presently occupied by J.M. Perrone, Inc., the property also is suitable for additional development. According to Robert Conrad, president, and Jim Mc Evoy, senior vice president of The Conrad Group, "105 Research Rd. is an interesting asset as it offers a number of options from expansion of the building to an additional development. It also is one of a few buildings in the area hooked up to municipal sewer."

The new owner, Foxrock Properties, is presently investigating the development potential and expects to work with The Conrad Group in implementing its plan. Foxrock has no immediate plans with the existing building as it is leased long term to J.M. Perrone, Inc.

Conrad and McEvoy represented both parties in the transaction.

According to the Plymouth Registry of Deeds, the sale price was \$4.65 million.

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