

New England Real Estate Journal

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**SALES AND LEASES
TRANSACTION REPORT**

DECEMBER 2015

As published in the
New England Real Estate Journal

MONTHLY SALES AND LEASE REPORT

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Month of DECEMBER 2015

ADDRESS	SALE PRICE	SIZE	REP. OF SELLER/LESSOR	BUYER/LESSEE	REP. OF BUYER/LESSEE	STORY LINK
500 Boylston St. and 222 Berkeley St. Boston	\$648M	1.3M sf	—	Joint Venture Oxford Props. Group and J.P. Morgan Asset Mgmt.	—	CLICK HERE
12 Chase St. Lynn, MA	\$2.185M	39 units	Marcus & Millichap	Limited Liability Co.	Limited Liability Co.	CLICK HERE
Kingston, MA	\$1.3M	25,003 sf	Pyramid Mgmt. Group	Fit Factory	—	CLICK HERE
151 Campanelli Dr. Middleboro, MA	—	22,000 sf	NAI Hunneman	Mass. Dept. of the Executive Office of Public Safety & Security	—	CLICK HERE
151 Campanelli Dr. Middleboro, MA	—	26,000 sf	NAI Hunneman	Dept of Development Services	—	CLICK HERE
929 Worcester Rd. Framingham, MA	\$1.1M	—	New Dover Assoc., Inc. and Gordon R.E.	AAM-LAX, LLC	—	CLICK HERE
Shrewsbury, MA	—	200 seat restaurant	Atlantic Retail Props.	Hooters of N.Y./New England	—	CLICK HERE
153 Northboro Rd. Southborough, MA	—	19,305 sf	The Maggiore Cos. (self)	Capital Convention Contractors, Inc.	SVN/Parsons Comm'l. Group	CLICK HERE
Unit 5, 850 East Industrial Park Dr. Manchester, NH	—	5,744 sf	Stebbins Comm'l. Props., Inc.	AHC Lifts Corp.	—	CLICK HERE
11 Sycamore Way Branford, CT	—	1,024 sf	The Geenty Group	Bipin S. Patel and Jetal Patel	The Geenty Group	CLICK HERE
461 Massachusetts Ave. Boston	—	17 units	—	Akelius US, LLC	Boston Realty Advisors	CLICK HERE
101 Seaport Boston	—	28,000 sf	Skanska USA	Skanska USA	—	CLICK HERE
101 Seaport Boston	—	15,000 sf	Skanska	Red Thread and Steelcase	—	CLICK HERE
Boston	—	255 units	CBRE/NE	5514 D Street 320 Boston, LLC	—	CLICK HERE
Manchester, NH	\$11.125M	163 units in 4 bldgs.	—	—	Berkshire Hathaway Home Services Verani Realty	CLICK HERE
653 South Willow St. Manchester, NH	\$4.2M	300,000 sf on 15 acres	NAI Norwood Group	Brady Sullivan Props., LLC and Anagnost Cos., Inc.	Brady Sullivan Props., LLC and Anagnost Cos., Inc.	CLICK HERE
20 Foundry St. Concord, NH	\$3.25M	—	Concord Comm'l. R.E.	Altra Holdings, LLC	North Asset Mgmt.	CLICK HERE
645 Harvey Rd. Manchester, NH	—	10,355 sf	Brady Sullivan Airport Ctr. (Self)	EPE Corp.	—	CLICK HERE
645 Harvey Rd. Manchester, NH	—	25,000 sf	Brady Sullivan Airport Ctr. (self)	Temescal	—	CLICK HERE
345 Cilley Rd. Manchester, NH	—	6,096 sf	CBRE/IVE	Peerless Props. LLC	—	CLICK HERE
11-13 Mulberry St. Nashua, NH	\$310,000	32,000 sf	Jackman Comm'l. Realty, Inc.	—	—	CLICK HERE

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390 Main St. Nashua, NH	\$590,000	7 units and 2,000 sf office	Prolman Realty	339 Main Street Realty, LLC	—	CLICK HERE
Rte. 11 Derry, NH	—	4,800 sf	Shea Comm'l. Props.	United Methodist Foundation	Shea Comm'l. Props.	CLICK HERE
10 Corporate Dr. Bedford, NH	—	8,000 sf	John Flatley Co.	Paychex Inc.	Paychex Inc.	CLICK HERE
10 Corporate Dr. Bedford, NH	—	3,500 sf	John Flatley Co.	PistolStar, Inc.	—	CLICK HERE
11 Trafalgar Sq. Nashua, NH	—	1,621 sf	Harrington and Reeves	The Sisters of Mercy of the Americas Northeast Community	Pat Clancey Realty	CLICK HERE
11 Trafalgar Sq. Nashua, NH	—	3,411 sf	Harrington and Reeves	Soleo Health	Harrington and Reeves	CLICK HERE
31 & 35 South St. Brighton, MA	\$13.6M	32 units	NAI Hunneman	Akelius US, LLC	—	CLICK HERE
773 Bridgeport Ave. Milford, CT	\$1.096M	4,800 sf on 3 acres	Angel Comm'l. LLC	Private Investor	—	CLICK HERE
92 Blandin Ave. Framingham, MA	\$3.175M	160,000 sf in 4 bldgs.	MetroWest Comm'l. R.E.	Private Entity	—	CLICK HERE
68 & 78 Elm St. Hopkinton, MA	\$37.5M	198,336 sf in 2 bldgs.	Newmark Grubb Knight Frank	Northbridge CRE	—	CLICK HERE
Rte. 2A/119 Great Rd. Acton, MA	—	2,200 sf	M&J Assoc., Inc.	AAA	—	CLICK HERE
55 Ferncroft Rd. Danvers, MA	\$5.3M	108,000 sf	Tranzon Auction Props.	U.S.-1 Ventures	—	CLICK HERE
93 Worcester Rd. Wellesley, MA	—	13,000 sf	Transwestern RBJ	Pearl Meyer & Ptrs.	Cresa Boston	CLICK HERE
36 to 106 Finnell Dr. Weymouth, MA	—	246,625 sf in 5 blds. on 20 acres	Finnell Props.	Riverside Props., Inc.	—	CLICK HERE
59 Lowes Way Lowell, MA	—	4,290 sf	—	Altair Engineering	O'Brien Comm'l. Props., Inc.	CLICK HERE
210 Willett Rd. Narragansett, RI	\$4.75M	Home on 10 acres	Lila Delman R.E.	—	Lila Delman R.E.	CLICK HERE
72 Pine St. Providence, RI	\$3.5M	33,000 sf	MG Comm'l.	72 Pine St., LLC	MG Comm'l.	CLICK HERE
Main Rd. Tiverton, RI	\$1.9M	8,241 sf	Marcus & Millichap	Despina Leandrou	—	CLICK HERE
45 Industrial Rd. Cumberland, RI	—	5,000 sf	Coldwell Banker	Kate Spade New Jersey Holdings, Inc.	—	CLICK HERE
One Channel Ctr. Boston, MA	\$316.5M	501,650 sf and 4 & 5 space garage	—	Tishman Speyer	Tishman Speyer	CLICK HERE
North Hampton, NH	\$3.1M	15.98 acres	—	Brian Thibeault of ZJBV Props.	Nautilus Realty Group	CLICK HERE

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8-18 Avenue E Hopkinton, MA	—	30,300 sf	Boston Comm'l. Props.	California Closets	—	CLICK HERE
8-18 Avenue E Hopkinton, MA	—	20,000 sf	Boston Comm'l. Props.	A123 Systemts	—	CLICK HERE
8-18 Avenue E Hopkinton, MA	—	12,000 sf	Boston Comm'l. Props.	Phosphorex	—	CLICK HERE
8-18 Avenue E Hopkinton, MA	—	30,700 sf	Boston Comm'l. Props.	Kinetics, BenSales and Two Men and Truck	—	CLICK HERE
East Taunton, MA	\$19.25M	3 bldgs on. 59 acres	Maggiore Cos. (self)	Mashpee Wampanoag Tribe	—	CLICK HERE
335 Washington St. Woburn, MA	—	53,000 sf	—	Avenue Mgmt. LLC	Avenue Mgmt. LLC	CLICK HERE
470 Pine St. Manchester, NH	\$525,000	—	Stebbins Comm'l. Props.	Tokena Corp.	Stebbins Comm'l. Props.	CLICK HERE
34 Londonderry Rd. Londonderry, NH	—	18,000 sf	Stebbins Comm'l. Props.	Johnstone Enterprise Ltd.	—	CLICK HERE
2 Forbes Rd. Woburn, MA	—	344 rooms on 8 acres	—	Hilton Hotel The Davis Cos. and The Rubicon Cos.	Hilton Hotel The Davis Cos. and The Rubicon Cos.	CLICK HERE
95 Shawmut Rd. Canton, MA	—	84,000 sf	—	Calare Props.	—	CLICK HERE
Hancock St. Quincy, MA	\$7.08M	—	Marcus & Millichap	—	—	CLICK HERE
463 Lincoln St. Worcester, MA	\$1,745,454	—	Marcus & Millichap	Bernard Berkman	Marcus & Millichap	CLICK HERE
Park Ave. Danbury, CT	\$750,000	6.8 acres	Coldwell Banker Comm'l. Scalzo Group	Dr. Marshall Kurtz	Hegarty R.E.	CLICK HERE
Park Ave. Danbury, CT	\$280,000	12 acres	Coldwell Banker Comm'l. Scalzo Group	Algonquin Gas Transmission	—	CLICK HERE
322 West Main St. Tilton, NH Suite 130	—	—	James Cropsey	Insurance Systems of Toronto, Ontario	—	CLICK HERE
8A Commerce Dr. North Branford, CT	—	3,500 sf	The Geenty Group	Robert Sorrentino	George J. Smith/ H. Pearce Co.	CLICK HERE
26 Chestnut St. Watertown, MA	—	9,000 sf	Colliers Int'l.	Strong Fundamentals Corp. (The Goddard School)	SVN/Parsons Comm'l. Group	CLICK HERE
408 Washington St. Weymouth, MA	\$1.5M	14,000 sf	Conway Comm'l.	A&B Chair Fair, LLC	Nuss Realty Group	CLICK HERE
51 Belamose Ave. Hartford, CT	\$2.39M	35,000 sf	Colliers Int'l.	MF Discala & Co.	Colliers Int'l.	CLICK HERE
City Place II Hartford, CT	—	8,056 sf	Colliers Int'l.	Ryan Ryan Deluca LLP	Colliers Int'l.	CLICK HERE
Rte. I-91 Rocky Hill, CT	\$12.2M	110,000 sf	CBRE/N.E.	Capstone Props.	CBRE/N.E.	CLICK HERE

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539 Oronoque Rd. Milford, CT	\$2.65M	14.4 acres with 23,250 sf bldg.	Fischer R.E.	—	Fischer R.E.	CLICK HERE
15 Wawecus St. Norwich, CT	\$450,000	6,600 sf on 0.55 acre	Conn. Comm'l. Realty	Platteborze, LLC	Randall Realtors	CLICK HERE
64 Post Road West Westport, CT	\$788,500	2,496 sf	HK Group	—	HK Group	CLICK HERE
53, 55 and 57 Prospect Hill Rd. East Windsor, CT	\$1.45M	29,000 sf on 8.5 acres	Century 21 Clemens & Sons Realty, Inc.	Crossroads Community Cathedral	—	CLICK HERE
200 Executive Blvd. Southington, CT	—	85,000 sf	O,R&L Comm'l.	Webster Bank	Jones Lang LaSalle	CLICK HERE
Merritt 7 Corporate Park Norwalk, CT	—	77,572 sf	Marcus Ptrs. and CBRE	Millward Brown and Merritt Hospitality	—	CLICK HERE
445 Willard St. Quincy, MA	\$7.81M	24 units	Denenberg Realty Advisors	—	Denenberg Realty Advisors	CLICK HERE
Portland, ME Scarborough, ME	\$50.25M	309 units in 3 props.	CBRE/N.E. and CBRE/The Boulos Co.	Chestnut Realty Mgmt.	CBRE/N.E. and CBRE/The Boulos Co.	CLICK HERE
530 Harrison Ave. Boston	\$12.3M	Church	Keliher R.E.	R.S. Development	—	CLICK HERE
Braintree and Woburn, MA	\$114.5M	334 beds in 2 rehab hospitals	JLL	C.S. Capital Mgmt. (Health South)	—	CLICK HERE
Brunswick, ME	\$18M	2 senior residences	—	Northbridge Cos.	—	CLICK HERE
41 Seyon St. Waltham, MA	—	20,804 sf	Cushman & Wakefield	Earth, Inc.	Avison Young	CLICK HERE
81 Munson St. and 90-92 Opal St. Milford, CT	\$680,000	5,700 sf and 2 family house	Pearce R.E.	Summit Trucking, Tree and Lawn Service	Pearce R.E.	CLICK HERE
Middletown, CT	—	393 sf	Trevor Davis Comm'l. R.E.	Andrea Maule	Trevor Davis Comm'l. R.E.	CLICK HERE
Middletown, CT	—	3,291 sf	Trevor Davis Comm'l. R.E.	Z-Mike	Trevor Davis Comm'l. R.E.	CLICK HERE
438 Main St. Middletown, CT	—	998 sf	Trevor Davis Comm'l. R.E.	Health Drive Corp.	Trevor Davis Comm'l. R.E.	CLICK HERE
282 Main St. Middletown, CT	—	2,821 sf	Trevor Davis Comm'l. R.E.	Columbus Housee	Trevor Davis Comm'l. R.E.	CLICK HERE
200 Shuman Ave. Stoughton, MA	—	63,235 sf	—	Globe Composition Solutions, Ltd.	The Conrad Group	CLICK HERE

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34 Bearhill Rd. Waltham, MA	—	4,000 sf	O'Brien Comm'l. Props.	Boston Open Labs	—	CLICK HERE
4 MacArthur Dr. Devens, MA	—	15,700 sf on 3.7 acres	O'Brien Comm'l. Props.	GFI Partners, LLC	—	CLICK HERE
200 Sidney St. Cambridge, MA	—	83,000 sf	Bio Med Realty Trust (self)	Seres Therapeutics	—	CLICK HERE
15 Albertine St. Quincy, MA	\$875,000	6 units	Marcus & Millichap	—	—	CLICK HERE
75 Newbury St. Danvers, MA	\$4.125M	28,851 sf on 2.44 acres	Nordlund Assoc., Inc.	75 Newbury St. LLC	—	CLICK HERE
Kennebunk, ME	\$10.05M	13,225 sf	Marcus & Millichap	Private Investors	Marcus & Millichap	CLICK HERE
199 Shunpike Rd. Cromwell, CT	\$2.45M	28,000 sf on 3.92 acres	Pearce R.E.	JMM Props., LLC	Pearce R.E.	CLICK HERE
1590 Boston Post Rd. Milford, CT	—	2,667 sf	Colonial Props.	Smashburger	Charter Realty	CLICK HERE
1003 Orange Ave. West Haven, CT	\$575,000	.85 acre of land	Colonial Props.	O'Reilly Automotive Stores, Inc.	True Comm'l. R.E.	CLICK HERE
2170 Commerce Dr. Bridgeport, CT	—	18,752 sf	Angel Comm'l. LLC	Jaguar Land Rover Centre	Coldwell Banker	CLICK HERE
8 Spit Brook Rd. Nashua, NH	—	11,302 sf	Linear Retail Props., LLC (self)	NAMCO	Sullivan Hayes Cos.	CLICK HERE
Rte. 83 East Longmeadow, MA	—	9,886 sf	Summit Realty Ptrs.	Petco	—	CLICK HERE
15-65 Frontage Rd. East Haven, CT	—	8,000 sf	O, R&L Comm'l., LLC	Key to the Past Antique Ctr.	—	CLICK HERE
411 Waverly Oaks Rd. Waltham, MA	—	5,000 sf	Duffy Props. (self)	City Streets Restaurant	Godino & Co.	CLICK HERE
Burlington, MA	—	3,500 sf	The District Burlington (self)	Pressed Café	—	CLICK HERE