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NATALIZIO OF CORNERSTONE REALTY CONSULTANTS ARRANGES \$7M THROUGH GREYSTONE Butler and St. John of C&W broker sale of 122-unit complex to Mt. Vernon Co.

mar March 30 – April 5, 2007

HI-LIGHTS

O'Brien Commercial sells 10,907 s/f building for \$1.975m

Joel Aho of O'Brien recently procured the buyer in the sale of a 10,907 s/f Acton, Mass. office building. John Amaral of Omni represented the seller. SEE PAGE 13A.



M&G and Equity Office Props. handle 7,675 s/f lease

John Butterworth of M&G represented the tenant in the company's relocation. He worked with Gratton of Equity Office Props., the landlord, in the transaction. SEE PAGE 14A.



Windover Dev. completes 46-unit Depot Sq. Condominium project

Steve Dodge of Windover concluded a "smart growth" project in Beverly, Mass. Windover also plans to rehab the storage facility in the rear of the building. SEE PAGE 16A.



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PROVIDENCE RI The Mount Vernon Company purchased Moshassuck Sq. Apartments, located near College Hill. The 122-unit complex was designed by Bill Warner and



Simon Butler

is located at the gateway to the redevelopment of the downtown. The buildings are designed in a townhouse style with the Moshassuck River running behind them.

Bruce Percelay, chairman of The Mount Vernon Co. said, "We are extremely excited about upgrading these units and bringing our style of quality management to Providence."

Simon Butler of Cushman & Wakefield, who brokered the sale, said, "This is a unique landmark apartment property downtown and there is little question that Bruce Percelay will bring it to a new stan-



Moshassuck Sq. Apartments, Providence

dard of quality." Biria St. John along with Butler represented Picerne Real Estate Group in the sale.

Paul Natalizio, president of Cornerstone Realty Consultants, who arranged \$7 million of Fannie Mae financing through Greystone and Co., Inc. in New York, said, "This is a perfect property in which The Mount Vernon Co. can use its

management skills to maximize the performance of what is already a great asset."

Mayor David Cicilline said, "This property was a pioneer of downtown living in Providence" and indicated his excitement at having The Mount Vernon Co. invest in the city at a news conference held at the city hall.

Bufftree Building Company constructing \$6 million school



KINGSTON, MA The construction of the new Early Childhood Center will be realized in time for the opening of school in September.

A groundbreaking ceremony in early December 2006 marked the start of the Sacred Heart Early Childhood Center building project on the site of the former McKim Soccer Field on Bishops Hwy.

Bufftree Building Company is the general contractor for the \$6 million project. The single-story center will

house four kindergarten classrooms, two preschool classrooms, an all-purpose cafeterium (cafeteria/gym), offices and faculty workspace, an outdoor play area and storage space.

The center's exterior, said Bufftree project manager Dean Kelliher, has a building blocks theme. "The façade of the center consists of metal wall panels in different shapes and colors that should be very inviting to the students."

Other members of the project

team include architect Design Partnership of Cambridge, Inc., civil engineer Daylor Consulting Group, Inc. and structural engineer DM Berg Consultants, PC.

Shea and Dacruz of Shea Comm'l. Props. broker \$1.19m sale

SALEM, NH Two Main St. has been acquired by Bickford/Thomas Properties, LLC. The sellers of the property, Black Dog Investment Holdings, LLC, renovated the building with a 3,000 s/f addition, however, retaining the original stone building. The property will be utilized by Air Planning, a company that handles private jet travel.

Sale price according to the registry of deeds was \$1.119 million.

The sale was handled by Ozzie Dacruz and Harry Shea of Shea Commercial Properties, Inc.

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