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## This Week's Real Estate Specialist

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Firms appearing on this page are listed to represent the areas of activity in the New England economic region, and are available to answer your questions regarding investment, financing and/or brokerage opportunities in their area. They are willing to cooperate on all legitimate situations.

FINANCING PROVIDED BY EAST BOSTON SAVINGS

## Cawley and Braun of UMF broker \$1.39 million sale of 21 units

**WORCESTER, MA** United Multi Family brokered the sale of a 21 unit apartment building at 31 Bowdoin,



**Richard Cawley** **Jason Braun**

30-32 William and 4 North Ashland St, Worcester, MA for \$1,39 million (\$66,190 per unit). Handled by Richard Cawley and Jason Braun of the New England office, the brick residences were sold by Amacor LLC to 30 Main Street Realty Trust with financing provided by East Boston Savings. The CAP rate at the time of sale was 8.51% with the property having a gross annual income of \$198,360. Utilizing the 1031 tax deferred exchange the buyers were able to defer paying capital gains taxes on a recent sale.

*\*to comment on this story visit [nerej.com](http://nerej.com)\**



### Coppola of Coppola Properties handles \$1.65m sale

**HOLLISTON, MA** According to Coppola Properties, Inc., Nicholas Coppola, CCIM has completed the sale of 100 Jeffrey Ave. for \$1.65 million.

First Evergreen Properties, LLC sold this property to 100 Jeffrey Avenue, LLC.

According to Coppola, 22,000 s/f of the property was vacant and a perfect fit for the new owners business. The remainder of the 30,000 property is occupied by Holliston Pediatrics, in a long term lease.

UniBank was the lender in this transaction.

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### vt Vermont

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