

# BRADY SULLIVAN

P R O P E R T I E S

CURRENT AVAILABILITIES | 2017

<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
<b>2 Commerce Drive</b> \$13.95/SF NNN	Bedford	11,367	11,367	210	11,367	\$13.95/SF
<b>8 Commerce Drive</b> \$14.95/SF NNN	Bedford	6,261	6,261	101	6,261	\$14.95/SF
<b>One Eagle Square</b> \$18.50/SF MG	Concord	35,868	10,577	106	878	\$18.50/SF
				108	577	\$18.50/SF
				110	5,166	\$18.50/SF
				210	10,577	\$18.50/SF
				310	9,901	\$18.50/SF
				410	7,789	\$18.50/SF
				4A	288	\$695.00 Per Month + Electric
				4B	140	\$350.00 Per Month + Electric
				4C	177	\$450.00 Per Month + Electric
				4E	177	\$425.00 Per Month + Electric
				4F	198	\$495.00 Per Month + Electric

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Center at Colony Mill	Keene	1,666	1,053	D2A	1,053	\$15.50/SF
149 Emerald Street				T1	613	\$15.50/SF
\$15.50/SF NNN						

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Waumbec Mill	Manchester	12,001	5,170	902	5,170	\$6.00/SF Storage/Light Manufacturing/Lower Level
250 Commercial Street				2016	1,682	\$12.00/SF
\$6.00 - \$12.00/SF MG						
				2024	500	\$12.00/SF
				3020	1,200	\$12.00/SF
				4006	2,669	\$12.00/SF Available August 1st, 2017
				4019	780	\$12.00/SF

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Jefferson Mill	Manchester	80,795	21,638	10	12,207	\$10.95/SF
670 Commercial Street				11	5,600	\$10.95/SF * Contiguous w/ Suite 10 Totaling 17,807 SF/River Level
\$10.95-14.95/SF NNN						
				15	10,416	\$10.95/SF River Level Mill Space/Sub-Dividable
				20	502	\$650.00 Per Month/All Included/River Level Mill Space
				22	671	\$925.00 Per Month/All Included/River Level Mill Space
				101	7,893	\$14.95/SF Annex
				102	13,745	\$14.95/SF * Contiguous w/ Suite 101 Totaling 21,638 SF/Annex
				201	10,243	\$14.95/SF
				202 A	8,934	\$14.95/SF
				202 B	10,584	\$14.95/SF * Contiguous w/ Suite 202A Totaling 19,525 SF

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<b>Manchester Commons</b> <b>371-377 South Willow</b> \$6.50- 18.50/SF NNN	Manchester	24,625	6,748	D2-2	2,400	\$8.50 - \$13.50/SF 377 S. Willow/Retail
				D1-3	3,285	\$18.50/SF 377 S. Willow/Retail
				D1-4	3,964	\$18.50/SF 377 S. Willow/Retail
				D1-5	1,042	\$18.50/SF 377 S. Willow/Retail
				D1-7	1,182	\$18.50/SF 377 S. Willow/Retail
				E1-1	6,748	
				E2-1	2,011	\$7.50 - \$13.50/SF 371 S. Willow/Retail
				E2-2	3,993	\$6.50 - \$13.50/SF *Contiguous w/ Suite E2-1 Totaling 6,004 SF

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<b>Elm Street</b> <b>900 Elm Street</b> \$23.00-25.00/SF/YR/MG	Manchester	47,087	14,709	101	1,245	\$25.00/SF Class A Office
				500	14,266	\$23.00/SF Class A Office
				603	4,538	\$23.00/SF Class A Office
				605	839	\$23.00/SF Class A Office
				703	2,191	\$23.00/SF Class A Office
				801	4,414	\$23.00/SF Class A Office
				1350	4,885	\$23.00/SF Class A Office
				1800	14,709	\$23.00/SF Class A Office

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<b>Brady Sullivan Plaza</b> <b>1000 Elm Street</b> \$5.00-25.00/SF MG (+ Electric & Janitorial)	Manchester	78,328	14,039	12	13,619	\$5.00/SF Bank/Storage space
				14	3,226	\$13.95/SF Retail
				17	844	\$13.95/SF Retail
				18	3,001	\$21.90/SF Retail/Former Bank Space
				35	800	\$13.95/SF Retail
				36	1,691	\$13.95/SF Retail
				300	14,039	\$21.90/SF Full Floor/Class A Office
				400	14,039	\$21.90/SF Full Floor/Class A Office
				500	14,039	\$21.90/SF Full Floor/Class A Office
				601	1,085	\$21.90/SF Class A Office
				603	1,111	\$21.90/SF Class A Office
				607	1,824	\$21.90/SF Class A Office
				800	1,039	\$21.90/SF Class A Office
				802	3,424	\$21.90/SF Class A Office
				803	1,871	\$21.90/SF Class A Office
				2001	2,676	\$25.00/SF Class A Office

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<b>Brady Sullivan Tower</b> <b>1750 Elm Street</b> \$14.95-21.90/SF (+ Electric)	Manchester	61,902	12,502	13	2,222	\$21.90/SF (+ Electric) Class A Office
				16	530	\$21.90/SF (+ Electric) Class A Office
				101	2,280	\$21.90/SF (+ Electric) Class A Office
				102	1,622	\$21.90/SF (+ Electric) Class A Office
				103	1,522	\$21.90/SF (+ Electric) *Contiguous w/ Suites 102 & 103 Totaling 3,144 SF
				104	4,175	\$21.90/SF (+ Electric) Class A Office
				200	12,502	\$21.90/SF (+ Electric) Class A Office
				201 B	3,334	\$21.90/SF (+ Electric) Class A Office
				202	5,006	\$21.90/SF (+ Electric) *Contiguous w/ Suites 201B & 202 Totaling 8,340 SF
				203	2,787	\$21.90/SF (+ Electric) Class A Office
				302	9,392	\$21.90/SF (+ Electric) Class A Office
				405	1,100	\$14.95/SF (+ Electric) Class A Office
				406	812	\$14.95/SF (+ Electric) *Contiguous w/ Suites 405 & 406 Totaling 1,766 SF
				605	2,028	\$14.95/SF (+ Electric) Class A Office
				801	2,045	\$14.95/SF (+ Electric) Class A Office
				1100	10,545	\$21.90/SF (+ Electric) Class A Office

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Goffs Fall Road 3000 Goffs Fall Road \$17.95/SF NNN	Manchester	179,599	179,599	1W	11,072	\$17.95/SF
				3W	33,774	\$17.95/SF
				4W	24,802	\$17.95/SF
				1E	24,841	\$17.95/SF
				2E	28,596	\$17.95/SF
				3E	29,739	\$17.95/SF
4E	26,775	\$17.95/SF				
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<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
Faltin Drive 75 Faltin Drive \$8.25/SF NNN	Manchester	18,625	18,625	1	18,625	\$8.25/SF Sub-Dividable
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<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
Faltin Drive 85 Faltin Drive \$7.50/SF NNN	Manchester	0				Fully Occupied
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<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
Faltin Drive 95 Faltin Drive \$6.75/SF NNN	Manchester	0				Fully Occupied
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<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
Brady Sullivan Mill Works 195 McGregor Street \$12.95/SF NNN (Lease)	Manchester	4,226	5,658	A 210	4,226	For Sale \$599,000 Occupied Investment
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<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
Perimeter Road 1050 Perimeter Road \$9.95/SF NNN	Manchester	7,200	7,200	202	7,200	\$9.95/SF
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<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
2 Wall Street \$21.90/SF MG	Manchester	6,741	6,278	105	463	\$21.90/SF Office on First Floor
				200	6,278	\$21.90/SF Office on Second Floor
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<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
Trafalgar Square 15 Trafalgar Square \$16.50/SF MG	Nashua	25,421	20,734	101	4,687	\$16.50/SF Training Center/Class A Office
				200	10,202	\$16.50/SF *Contiguous w/ 2nd Floor totaling 20,734 SF
				201	4,458	\$16.50/SF Class A Office
				202	3,940	\$16.50/SF Class A Office
				203	2,134	\$16.50/SF Class A Office

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<b>Cotton Road</b>	Nashua	32,425	22,112	210	6,680	\$9.75/SF Office
<b>22 Cotton Road</b>				220	22,112	\$9.75/SF Office
\$7.95/SF NNN				250	3,633	\$9.75/SF Office
<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
<b>Amherst Street</b>	Nashua	50,842	9,600	1	5,969	\$16.50/SF Office
<b>410 Amherst Street</b>				2	5,968	\$16.50/SF Office
\$16.50/SF MG				3	5,968	\$16.50/SF Office
				110	9,600	\$16.50/SF Office
				150	8,070	\$16.50/SF Office
				200	3,589	\$16.50/SF Office
				250	6,183	\$16.50/SF Office
				300	2,163	\$16.50/SF Office
				380	3,332	\$16.50/SF Office
<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
<b>Amherst Street</b>	Nashua	6,098	6,098	11	6,098	\$8.25/SF Drop Ceiling Office Area w/ Warehouse & Loading Docks
<b>472 Amherst Street</b>						
\$8.25/SF NNN						
<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
<b>Burke Street</b>	Nashua	13,839	13,839	108	13,839	\$5.50/SF High Bay Warehouse w/Cranes
<b>140 Burke Street</b>						
\$5.50/SF NNN						
<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
<b>Burke Street</b>	Nashua	68,263	31,118	100	2,958	\$3.50-6.50/SF Free Standing Building/Former Credit Union
<b>160-164 Burke Street</b>				102	2,840	\$3.50-6.50/SF Warehouse and Office
\$3.50-6.50/SF NNN				103	31,118	\$3.50-6.50/SF
				210	1,561	\$6.50/SF
				211	2,844	\$6.50/SF
				300	9,225	\$3.50-6.50/SF Office
				301	2,717	\$3.50-6.50/SF *Contiguous w/ Units 300 & 301 Totaling 11,942 SF
				Unit LL	15,000	\$3.50-6.50/SF Lower Level/Warehouse
<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
<b>4 Tech</b>	Londonderry	10,766	6,766	102	4,000	\$12.50/SF Office
<b>4 Technology Drive</b>				103	6,766	\$12.50/SF Office/Flex
\$12.50/SF NNN						
<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
<b>Brady Sullivan Technology Park</b>	Rochester	49,320	18,481	1	1,291	\$6.50/SF
<b>35 &amp; 35E Industrial Way</b>				2	1,993	\$6.50/SF
\$6.50/SF NNN				3	3,233	\$6.50/SF
				4	1,282	\$6.50/SF
				5	1,899	\$6.50/SF
				6	1,474	\$6.50/SF
				102	2,400	\$6.50/SF
				Ground Floor	10,712	\$6.50/SF
				First Floor	18,481	\$6.50/SF
				Second Floor	6,555	\$6.50/SF
<u>Building</u>	<u>City</u>	<u>Total SF Available</u>	<u>Max. Contiguous</u>	<u>Suite/Floor</u>	<u>Size (RSF)</u>	<u>Description</u>
<b>Lancaster Mills</b>	Clinton, MA	30,000	30,000	3 Full Floors	30,000	\$12.95/SF Sub-Dividable
<b>55 Green Street</b>						
\$12.95/SF MG						

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<b>Pacific Mills</b> 300 Canal Street \$12.95-15.95/SF MG	Lawrence, MA	28,802	12,750	Ground Floor	1,237	\$12.95-15.95/SF Building 3/Flex Space
				Ground Floor	1,348	\$12.95-15.95/SF Building 3/Flex Space
				Ground Floor	1,006	\$12.95-15.95/SF Building 3/Flex Space
				Ground Floor	1,706	\$12.95-15.95/SF Building 3/Flex Space
				101	1,288	\$12.95-15.95/SF Building 3/Class A Office/Loft
				102	1,364	\$12.95-15.95/SF Building 3/Class A Office/Loft
				103	1,172	\$12.95-15.95/SF Building 3/Class A Office/Loft
				104	1,505	\$12.95-15.95/SF Building 3/Class A Office/Loft
				201	1,313	\$12.95-15.95/SF Building 3/Class A Office/Loft
				202	1,380	\$12.95-15.95/SF Building 3/Class A Office/Loft
				203	1,200	\$12.95-15.95/SF Building 3/Class A Office/Loft
				204	1,533	\$12.95-15.95/SF Building 3/Class A Office/Loft
				Building 5	12,750	\$12.95-15.95/SF Building 5 Garage/Office/Flex Space/Sub-Dividable

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<b>American Wire</b> 413 Central Avenue \$12.95-20.00/SF MG	Pawtucket, RI	33,615	10,573	Stand Alone	2,600	\$20.00/SF Free Standing Building
				100	3,118	\$12.95/SF Office
				200	3,212	\$12.95/SF Office
				500	1,889	\$12.95/SF Office
				600	6,410	\$12.95/SF Loft
				700	5,813	\$12.95/SF Loft
				900	10,573	\$12.95/SF Office