



TORRINGTON PROPERTIES INC.

2064 WOODBURY AVENUE, NEWINGTON, NH

102,103± SF

[Torrington Properties Inc.](#) purchased Newington Park, a 102,103± SF retail/office complex located at 2064 Woodbury Avenue in Newington, New Hampshire, from Urstadt Biddle Properties. Torrington is pleased to add this investment to their ever-increasing New Hampshire portfolio. Jay Bisognano, CEO of Torrington, said, “We are thrilled to acquire one of the New Hampshire Seacoast’s premier properties. This acquisition fits our long-term investment strategy in New Hampshire.” According to Jim Aries, Senior Vice President of Urstadt Biddle Properties, “Newington Park has been a prized asset and one of the longest-held properties in our portfolio, although outside of our focused geographic area today. In addition, the Boulos Company did a tremendous job targeting local and national investors during their detailed marketing process. We couldn’t be happier.”

The transaction was arranged by Kent White, Christian Stallkamp, and Caitlin Burke.



UNITY COLLEGE

60 PINELAND DRIVE, NEW GLOUCESTER, ME

42,703± SF

The Boulos Company, in collaboration with The Libra Foundation, is very pleased to welcome Unity College to Pineland Farms. Unity College added 42,703± SF to their footprint at the Pineland Campus, which now totals 50,000± SF across multiple suites. Their largest space consists of 33,326± SF in Freeport Hall. Unity College will be using Pineland as a Technical Institute for Environmental Professions and will be hosting both in-person and online classes.

The transaction was arranged by Drew Sigfridson, SIOR and John Finegan of The Boulos Company.



CONNECTIONS FOR KIDS

55 FODEN ROAD, SOUTH PORTLAND, ME

5,900± SF

[Connections for Kids](#) purchased an office building at 55 Foden Road in South Portland from EG Foden Company. Connections for Kids is a fully licensed mental health agency serving children and families. They specialize in developing helpful relationships, building client strengths, and using treatment and education that works.

The transaction was arranged on behalf of the seller by Samantha Marinko and Nate Stevens, and on behalf of the buyer by Noah Stebbins and Craig Young.

June 2021 Transactions

SALES

Goodfire Brewing Company & Mr. Tuna **117 US Route One, Freeport, ME** **4,414± SF**

Goodfire Brewing Company and Mr. Tuna have combined forces to purchase the former Conundrum/El Jefe building on Route One in Freeport from Vinmar, Inc. They plan to open a brewery and izakaya bar this fall, where visitors can expect more sushi hand rolls and exclusive recipes to the Freeport location.

The transaction was arranged on behalf of the buyer by Drew Sigfridson, SIOR, and on behalf of the seller by Jessica Estes.

Pine State Services **Lots 48 & 49, Innovation District at The Downs, Scarborough, ME** **1.8± AC**

[Pine State Services](#) purchased Lots 48 & 49 at the Innovation District at The Downs in Scarborough from Crossroads Holdings LLC. The buyer is building a 28,000± SF building that will be for lease. The building will have both drive-in door and tailboard dock door access, 28' ceiling height, 3-phase power, and a built out office space.

The transaction was arranged by Jon Rizzo and Drew Sigfrison, SIOR.

Sure Express **Lot 12, Innovation District at The Downs, Scarborough, ME** **1.01± AC**

[Sure Express](#) purchased Lot 12 at the Innovation District at The Downs in Scarborough from Crossroads Holdings LLC. The buyer is constructing a 12,000± SF building for their office/manufacturing operation.

The transaction was arranged on behalf of the seller by Jon Rizzo and Drew Sigfrison, SIOR, and on behalf of the buyer by Greg Hastings of NAI The Dunham Company.

Wood Bros. Moving & Storage **Enterprise Drive, Lots 24D & 24H, Somersworth, NH** **2.62± AC**

[Wood Bros. Moving & Storage](#) purchased two lots at Enterprise Drive in Somersworth from the Cambridge Trust Company. The tenant is the Seacoast's oldest moving and storage company and offers residential and commercial moving and storage services for homes and businesses of all sizes.

The transaction was arranged on behalf of the seller by Christian Stallkamp, and on behalf of the buyer by Andrew Ward of Colliers International.

LEASES - OFFICE

Skelton, Taintor & Abbott **500 Canal Street, Lewiston, ME** **7,072± SF**

[Skelton, Taintor & Abbott](#) leased additional office space at 500 Canal Street in Lewiston from landlord Little Canada, LLC. The company will now occupy the second, third, and fourth floors.

The transaction was arranged by Jessica Estes.

LeafFilter North, LLC **190 Riverside Street, Portland, ME** **5,894± SF**

[LeafFilter North, LLC](#) leased office space at 190 Riverside Street in Portland from landlord Bounty Development, LLC. The tenant is the largest gutter protection company in the US. Their move marks an upgrade in the size of their office space.

The transaction was arranged on behalf of the tenant by Joseph Italiaander and Greg Boulos, and on behalf of the landlord by Greg Boulos and Samantha Marinko.

June 2021 Transactions

Wireless Partners **5 Milk Street, Portland, ME** **4,473± SF**

[Wireless Partners](#) leased office space at 5 Milk Street in Portland from landlord 5 Milk Street LLC. The tenant builds and operates 4G/5G networks for rural America, making the global economy accessible to everyone and helping to bring public safety into the 21st century.

The transaction was arranged by Nate Stevens.

Erie Construction Midwest **60 Gray Road, Falmouth, ME** **3,966± SF**

[Erie Construction Midwest](#) leased office space at the Portland North Business Park in Falmouth from landlord Deering Avenue Associates, Inc. The tenant offers one-stop shopping for those who wish to improve their homes.

The transaction was arranged on behalf of the landlord by Jon Rizzo, and on behalf of the tenant by John Finegan.

Landry/French Construction **400 Congress Street, Portland, ME** **3,811± SF**

[Landry/French Construction](#) leased office space at Post Office Square in Portland from landlord PO Square Building LLC. The tenant provides construction management, design/build, and general contracting services for health care, commercial, corporate, financial, housing, and education projects.

The transaction was arranged by Drew Sigfridson, SIOR.

Deluxe Corporation **223 Center Street, Auburn, ME** **2,360± SF**

[Deluxe Corporation](#) subleased office space at 223 Center Street in Auburn from landlord Varney Agency. The tenant helps enterprises, small businesses, and financial institutions deepen customer relationships through trusted, technology-enabled solutions.

The transaction was arranged on behalf of the landlord by Drew Sigfridson, SIOR and Noah Stebbins, and on behalf of the tenant by Ryan Bohrer of Newmark.

Discover Your Strength, LLC **27 Main Street, Durham, NH** **1,904± SF**

Discover Your Strength, LLC leased office space at 27 Main Street in Durham from landlord Torrington Malden One, LLC.

The transaction was arranged by Caitlin Burke.

Sunflower Family Center **7 Railroad Avenue, Gorham, ME** **1,497± SF**

[Sunflower Family Center](#) leased office space at 7 Railroad Avenue in Gorham from landlord Railroad Avenue LLC. The center's mission is to encourage each individual in all areas of development and stages of life. They are committed to the wellness of individuals, children, families, and community through prevention, intervention, treatment, and education.

The transaction was arranged by Brice O'Connor and Jessica Estes.

Trans Fusion Logistics, LLC **60 Pineland Drive, New Gloucester, ME** **1,443± SF**

Trans Fusion Logistics, LLC leased office space at Pineland in New Gloucester from landlord October Corporation.

The transaction was arranged by John Finegan.

NeuroConnections, LLC **701 US Route 1, Yarmouth, ME** **1,385± SF**

[NeuroConnections, LLC](#), a practice specializing in neuropsychology, leased office space at 701 US Route 1 in Yarmouth from landlord Patriot Insurance Company.

The transaction was arranged on behalf of the tenant by Cameron Foster, and on behalf of the landlord by Katie Allen of NAI The Dunham Group.

June 2021 Transactions

LEASES - RETAIL

La Tequilera Mexican Restaurant & Cantina

183 US Route One, Scarborough, ME

4,300± SF

[La Tequilera Mexican Restaurant & Cantina](#) leased restaurant space at 183 US Route One in Scarborough from landlord Dolphin Marketplace, LLC. The tenant is opening a Mexican restaurant. This will be their fourth location.

The transaction was arranged on behalf of the tenant by Noah Stebbins, and on behalf of the landlord by Tom Moulton of NAI The Dunham Group.

Portland Yoga Collective

98 Cross Street N, Portland, ME

1,891± SF

[Portland Yoga Collective](#) leased retail space at 98 Cross Street N in Portland from landlord J.B. Brown and Sons. The tenant is opening a yoga studio that welcomes experienced and new students alike to practice Vinyasa yoga, restorative yoga, and more. Classes will start running in July.

The transaction was arranged on behalf of the landlord by Derek Miller, and on behalf of the tenant by Brice O'Connor.

Jersey Mike's Subs

172 Bath Road, Brunswick, ME

1,812± SF

[Jersey Mike's Subs](#) leased a standalone retail building within the Cook's Corner Shopping Center in Brunswick from landlord Katz Properties Retail. This will be the tenant's first location in Brunswick and is part of a planned expansion into targeted markets across Maine.

The transaction was arranged on behalf of the landlord by Chris Paszyc, CCIM, SIOR and Derek Miller, and on behalf of the tenant by Pat Gallagher of Atlantic Retail.

Make Dough, LLC dba OTTO Gorham

109 Main Street, Gorham, ME

1,500± SF

[OTTO Pizza](#) leased restaurant space at 109 Main Street in Gorham from landlord JCS 4, LLC. The tenant will be outfitting the existing building to include eat-in seating and an outdoor patio. They intend on bringing more food options to the great town of Gorham and also provide job opportunities for the local economy and for students enrolled at USM Gorham.

The transaction was arranged on behalf of the landlord by Jessica Estes and Brice O'Connor, and on behalf of the tenant by Cameron Foster.

Hassoon, LLC

1053 Forest Avenue, Portland, ME

1,200± SF

Hassoon, LLC leased restaurant space at 1053 Forest Avenue in Portland from landlord The Lefevres, LLC. Hassoon, LLC is the owner of Haggarty's, a former restaurant located on Forest Avenue. The owners plan to open a bakery and takeout restaurant named Falafel Guys. They aim to be open for business later this summer.

The transaction was arranged on behalf of the tenant by Brice O'Connor, and on behalf of the landlord by Dan Greenstein and John Finegan.

LEASES - INDUSTRIAL

Undisclosed

1 Gendron Drive, Lewiston, ME

32,173± SF

An undisclosed national credit tenant leased industrial space at 1 Gendron Drive in Lewiston from landlord Gendron & Gendron. The tenant is using the building for warehouse space, as they have been in need of expansion space in the Central Maine area.

The transaction was arranged by Chris Paszyc, CCIM, SIOR and Nick Lucas.

June 2021 Transactions

Undisclosed **25 Thomas Drive, Westbrook, ME** **16,000± SF**

An undisclosed tenant leased industrial space at 25 Thomas Drive in Westbrook from landlord Mussel Cove, LLC.

The transaction was arranged on behalf of the tenant by Nick Lucas, and on behalf of the landlord by Joseph Italiaander.

Rexel USA, Inc. **117 Gosling Road, Newington, NH** **9,511± SF**

Rexel USA, Inc. leased industrial space at 117 Gosling Road in Newington from landlord Marple Properties.

The transaction was arranged on behalf of the tenant by Kent White of The Boulos Company and Todd Ratliff of CBRE.

Caniba Naturals **892 Riverside Street, Portland, ME** **4,610± SF**

[Caniba Naturals](#) leased industrial space at 892 Riverside Street in Portland from landlord Riverside Realty LLC. The tenant's mission is to supply the highest quality, locally sourced products to the community.

The transaction was arranged on behalf of the landlord by Derek Miller and Cameron Foster, and on behalf of the tenant by Robert Tragemann of Colliers International.

Royal River Heat Pumps **262 US Route One, Freeport, ME** **3,700± SF**

[Royal River Heat Pumps](#) leased industrial space at 262 US Route One in Freeport from landlord JAF Realty, LLC. The tenant specializes in the comfort and efficiency of your home or business with the highest quality electric heat pump installation and service in Maine.

The transaction was arranged on behalf of the landlord by Jessica Estes and John Finegan, and on behalf of the tenant by Sam LeGeyt of NAI The Dunham Group.

Undisclosed **100 Tri City Road, Unit 2, Somersworth, NH** **2,480± SF**

An undisclosed tenant leased industrial space at 100 Tri City Road in Somersworth from landlord 100 Tri City LLC.

The transaction was arranged on behalf of the landlord by Kent White, Caitlin Burke, and Katherine Gemmecke, and on behalf of the tenant by Wayne Semprini of The Aland Realty Group.

Southers Construction **100 Tri City Road, Unit 3, Somersworth, NH** **1,506± SF**

[Southers Construction](#) leased warehouse space at 100 Tri City Road in Somersworth from landlord 100 Tri City LLC. Southers is a team of licensed contractors who are committed to ensuring that every remodeling project is done on time, within budget, and meets the customer's satisfaction.

The transaction was arranged on behalf of the landlord by Kent White, Caitlin Burke, and Katherine Gemmecke, and on behalf of the tenant by Christopher Langlois of Keller Williams Realty.