

SUCCESS STORIES

INVESTMENT SALES



WESTPORT, DARIEN & NORWALK, CT



HEYMAN PROPERTIES to
EQUITY ONE (REIT/REGENCY CENTERS)

SALE \$79,000,000
204,300 SF

Off-Market Portfolio Sale

SCRE SOLE BROKER

- Compo Acres - Post Road East, Westport
 - Trade Joe's
 - Soul Cycle
 - Wells Fargo
- Post Road Plaza - Boston Post Road, Darien
 - Trader Joe's
 - Orvis
 - Chase Bank
- Darinor Plaza - Connecticut Avenue, Norwalk
 - Kohl's
 - The Children's Place
 - Payless Shoe Source
 - Sally Beauty Supply
 - Party City
 - Old Navy
 - Starbucks

GREENWICH, CT



**J. PORRICELLI & SONS, LLC to
URSTADT BIDDLE PROPERTIES (REIT)**

**SALE \$49,000,000
89,000 SF**

Mixed Use Portfolio - Greenwich, CT

SCRE SOLE BROKER

- 120-142 East Putnam Avenue, Cos Cob
 - CVS
 - 20,000 SF office
 - 9 residential units
- 178-188 South Beach Avenue, Old Greenwich
 - Dunkin Donuts
- 26-28 Arcadia Road, Old Greenwich
 - Kings Supermarket
- 36 Arcadia Road, Old Greenwich
 - US Post Office

SOUTH PASADENA, FL



**BRANCH SOUTH PASADENA ASSOCIATES, LLC TO
REIT ACQUISITIONS LLC**

**\$32,650,000
163,746 SF**

Off Market Sale - 6850 Gulfport Boulevard S., South Pasadena, FL

SCRE BUYER BROKER

SARASOTA, FL



**BBC PLAZA TO
BELPOINTE CAPITAL LLC**

**SALE \$20,000,000
5 ACRES**

Sarasota Main Plaza, 1991 Main Street, Sarasota, FL

SCRE BUYER BROKER

***Opportunity Zone Redevelopment
Mixed Use - 75,000 SF retail, 410 apartments***

WESTPORT, CT



**VILLAGE SQUARE OF WESTPORT DEVELOPMENT, LLC to
ACADIA REALTY TRUST (REIT)**

**SALE \$14,100,000
14,850 SF**

Village Square - 185 Main Street, Westport, CT

SCRE BUYER BROKER

- House of Clement
- Charter Realty
- Westport Physical Therapy
- TD Bank

NORWALK, CT



**GOLDEN CREST MOTEL CORPORATION to
WESTPORT AVENUE PARTNERS, LLC**

**SALE \$10,550,000
20,000 SF**

Golden Crest Plaza – 596 Westport Avenue, Norwalk, CT

SCRE SOLE BROKER

- FedEx Office
- The Framery
- The American National Red Cross
- Regis, Inc. (Supercuts)
- M&T Bank
- Panera LLC

SARASOTA, FL



BIG MAIN STREET LLC & LITTLE MAIN STREET LLC
BELPOINTE REIT INC.

\$6,800,000
56,734 SF

1700, 1718 & 1734 Main Street, Sarasota, FL

SCRE BUYER BROKER

DARIEN, CT



ELM ASSOCIATES LLC TO
ELD STREET PROPERTIES LLC

\$5,325,000
11,500 SF

879-889 Boston Post Road, Darien, CT
Mixed Use - Retail and Residential

SCRE SOLE BROKER

NAPLES, FL



**SOUTHBROOKE MEDICAL OFFICE LLC TO
GAULT FAMILY COMPANIES**

**\$5,000,000
5.2 ACRES**

6750 & 6770 Immokalee Road, Naples, FL
40,000 SF Medical Development

SCRE BUYER BROKER

WESTPORT, CT



**1032 POST ROAD EAST LLC TO
COVE POINT PROPERTIES LLC**

**\$3,700,000
6,273 SF**

1032 Post Road East, Westport, CT

SCRE SOLE BROKER

WESTPORT, CT



**LEIFER PROPERTIES TO
AMC REALTY LLC**

**\$3,400,000
9,100 SF**

10 Bay Street, Westport, CT

SCRE SOLE BROKER

WESTPORT, CT



COBBLER LLC TO
AVERY HALL INVESTMENTS

\$3,325,000
2,283 SF

58 Main Street, Westport, CT

SCRE SOLE BROKER

GREENWICH, CT



**APADANA REALTY COMPANY II LLC to
NOMOLAS LLC**

**SALE \$3,250,000
4,026 SF**

539 East Putnam Avenue, Greenwich CT

SCRE SELLER BROKER

WESTPORT, CT



**UNITED REALTY LLC TO
THE REMARKABLE LLC**

**\$3,250,0000
3,977 SF**

177 Main Street, Westport, CT

SCRE SELLER BROKER

RIDGEFIELD, CT



**OLD QUARRY ROAD, LLC to
FORMATION DEVELOPMENT GROUP, LLC**
Assisted Living and Memory Care Facility

SALE \$3,200,000
3.8 ACRES

Off Market Land Sale - 55 Old Quarry Road, Ridgefield, CT

SCRE SOLE BROKER

VENICE, FL



**435 COMMERCIAL COURT, LLC to
435 COMMERCIAL COURT MOB LLC**

**SALE \$3,125,000
18,618 SF – 1.27 ACRES**

435 Commercial Court, Venice, FL

SCRE BUYER BROKER

- Sarasota Orthopedic Associates
- Advanced Neurological Diagnostics
- Sarasota Memorial Hospital

ANSONIA, GREENWICH, HAMDEN, NORWALK/WILTON & WATERTOWN, CT



WELLS FARGO BANK to
ALBERT E. ALEXANDER
19-21 North Water Street, Greenwich

SALE \$1,375,000
.50 ACRE
SCRE SOLE BROKER

WELLS FARGO BANK to
RICHARD CIARDIELLO
2427 Whitney Avenue, Hamden, CT

SALE \$700,000
2,911 SF/.78 ACRE
SCRE SELLER BROKER

WELLS FARGO BANK to
CITY OF ANSONIA
165 Main Street, Ansonia

SALE \$100,000
796 SF
SCRE SOLE BROKER

WELLS FARGO BANK to
TRINITY HEALTH
365 Main Street, Watertown

SALE \$975,000
18,823 SF
SCRE SELLER BROKER

WELLS FARGO BANK to
DWG PROPERTIES
2 Danbury Road, Norwalk/4 Danbury Road, Wilton

SALE \$970,000
7,468 SF
SCRE SOLE BROKER

WESTPORT, CT



UNITED REALTY INC. TO
BROCHU WALKER

\$2,800,000
3,465 SF

139 Main Street, Westport, CT

SCRE SELLER BROKER

STAMFORD, CT



**TOUCHSTONE ONE, LLC to
USA EQUITY TRUST**

**SALE \$2,450,000
29,593 SF**

1010 Summer Street, Stamford, CT

SCRE SOLE BROKER

RIDGEFIELD, CT



**FRED'S SERVICE CENTER INC to
JP MORGAN CHASE**

**SALE \$2,250,000
3,150 SF**

108 Danbury Road, Ridgefield, CT

SCRE SELLER BROKER

WESTPORT, CT



**O'HALLORAN REALTY ASSOCIATES TO
270 SAUGATUCK LLC**

**\$1,925,000
10,164 SF**

270 Saugatuck Avenue, Westport, CT

SCRE SELLER BROKER

WESTPORT, CT



**JDM PARTNERS LLC to
18 KINGS HIGHWAY NORTH LLC**

**SALE \$1,850,000
5,413 SF**

18 Kings Highway North, Westport, CT

SCRE SOLE BROKER

- Atlantic Residential Mortgage
- Field & Stream Holdings, Inc.
- True Green Capital Management

OLD GREENWICH, CT



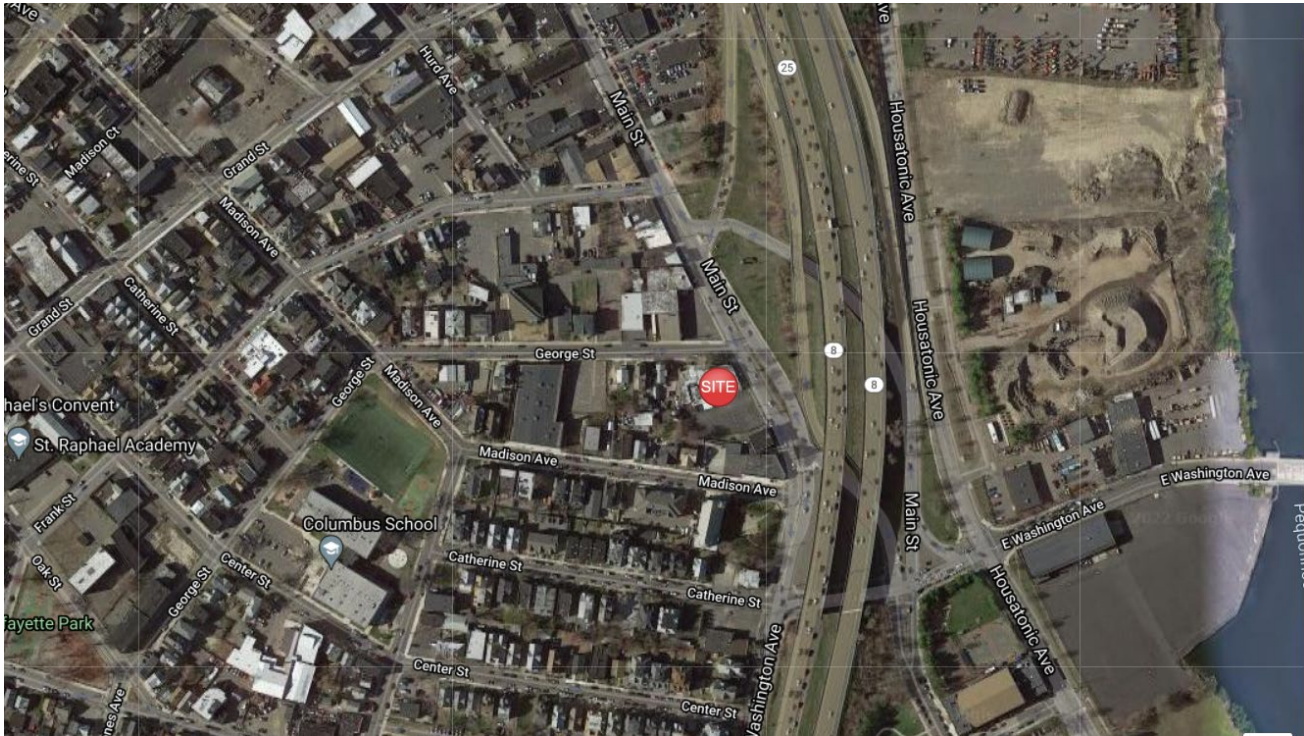
ESTATE OF DOMINICK ALBONIZIO TO
280 SBA LLC

\$1,840,000
3,387 SF

280 Sound Beach Avenue, Old Greenwich, CT

SCRE SELLER BROKER

BRIDGEPORT, CT



**MATUTE'S INVESTMENT LLC TO
SQUASH & EDUCATION ALLIANCE, INC.**

**\$1,510,000
15,484 SF**

1661 & 1673-1695 Main Street, Bridgeport, CT

SCRE BUYER BROKER

WESTPORT, CT



**NFM REALTY ASSOCIATES, INC. to
NBI REALTY LLC**

**SALE \$1,503,000
6,000 SF**

164 Kings Highway N, Westport, CT

SCRE BUYER BROKER

WILTON, CT



**22 DR, LLC to
VISITING NURSE & HOSPICE OF FAIRFIELD COUNTY**

**SALE \$1,400,000
8,293 SF**

22 Danbury Road, Wilton, CT

SCRE SELLER BROKER

WESTPORT, CT



**JMK INVESTMENTS to
ACM REALTY, LLC**

**SALE \$1,325,000
3,473 SF**

20 Bay Street, Westport, CT

SCRE BUYER BROKER

MONROE, CT



**THE JOYCE PELLIGRA IRREVOCABLE LIVING TRUST TO
SMITHY GROUP HOLDINGS LLC**

**SALE \$925,000
4,950 SF**

171 Main Street, Monroe, CT

SCRE BUYER BROKER

