



### Investment Properties For Sale



- One Washington Place – Easton**
- 100% leased medical office building
  - 50,426 sf - New Construction
  - Quality professional medical groups
  - Long term absolute NNN leases
  - Annual rent increases of 2.5%
  - 5.9% financing in place (70% LTV)
  - Asking \$16,200,000 (Under Agreement)



- The Bourne Counting House Office Building**
- New Bedford historic waterfront location
  - 18,173 sf - Class A
  - Medical related credit tenants
  - 94% leased
  - 8% cap rate
  - Priced at \$3,700,000



- The Cummings Building - New Bedford**  
Corner of Purchase and Williams
- Multi-tenant Retail and Offices
  - Center city location
  - 21,480 sf- 3 story
  - 1st and 2nd floors 100% leased
  - 3rd floor available
  - Under Agreement



- The Samuel Building - New Bedford**  
Corner of Pleasant and Spring Streets
- Street front retail and offices fully leased
  - 2nd floor offices (5,500 sf) available
  - 14,400 total square feet
  - For sale at \$975,000



- North Dartmouth Industrial Property**
- For Sale or Lease
  - 9,860 sf building situated on 5.2 ac.
  - 26' clear height
  - Includes 2,500 sf office space
  - 4 drive-in doors
  - 1,200,000



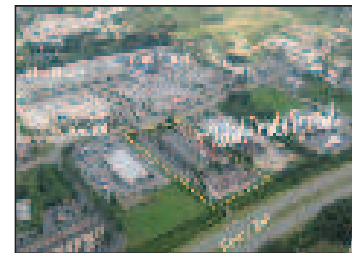
- Wareham Industrial Park Building**
- Office/Warehouse condo unit
  - Single-tenant NNN leased
  - 6,400 square feet
  - \$599,000 (8% cap rate)



- Wareham Professional Office Building**  
For Sale Or Lease
- 9,900 sf on two floors
  - Next to Tobey Hospital
  - Sale at \$1,250,000 \$900,000

### Contact

**Rick Barnes or Noble Vincent**  
Sea Watch Realty, Inc.  
(508) 748-1100  
www.SeaWatchRealty.com



### Fairhaven Office- Retail Condo For Sale

- 2,000 sf (2- 1,000 sf units)
- Across from Wal-Mart
- Own your own commercial space

### Corner Retail / Restaurant Site

- Route 140 interchange location
- Approved for restaurant with drive-thru
- Available for ground lease or will build-to-suit

### Prime Retail Corner

- Hathaway Rd./Shawmut Ave.
- 15,200 sf
- Price reduced to \$450,000



### Fairhaven Marine District Building For Sale or Lease

- 3,777 +/- sq. ft.
- 440 amp, three phase
- Two roll-up doors
- For sale \$449,500 - For lease \$14/sf., NNN

## 15,000 sf Retail Building Coming Soon!

### The Village at Lincoln Park

DARTMOUTH, MASSACHUSETTS



### NOW LEASING!!

Route 6 – North Dartmouth  
A 42 acre - 308 unit Residential and Retail Development 56,000 square feet of retail and restaurant space Featuring a bank, pharmacy, restaurants and 15,000 square feet of multi-tenant retail space Available for Spring 2008 occupancy. Call for leasing information now!  
(508) 748-1100



### Dartmouth Retail/Office Space For Lease

- Available immediately
- 2,000 square feet + 3,300 sf
- Medical Office potential



### Mattapoisett Retail/Office For Lease

**1,500 - 3,600 sf Available Immediately**

**Retail & Office Space Available  
In Plymouth, Marion, Wareham & Falmouth**