

# 50

# SILSBEE



FULLY APPROVED DEVELOPMENT SITE ■ LYNN, MA  
115 RESIDENTIAL UNITS WITH COMMERCIAL SPACE

# Executive Summary

Boston Realty Advisors is pleased to present 50 Silsbee Street in Lynn, Massachusetts as a joint venture opportunity. 50 Silsbee is a fully approved development site for 115 residential units in a rapidly emerging submarket of Boston, MA. Current plans feature over 75,000 square feet of gross residential area, 13,550 square feet of commercial space and 50 parking spaces. 50 Silsbee is an exciting opportunity to revitalize an underutilized site and take advantage of its ideal transit oriented location.

The City of Lynn is currently going through a complete urban renewal and rejuvenation with the influx restaurants, startup businesses and new developments happening in the area. Located just 10 miles north of Boston, Lynn is benefiting from positive market dynamics and has the investment drivers of a core location; transit, a deep employer base and located within a transformative market.

50 Silsbee is offered as a joint venture opportunity on an open percentage basis. We will be conducting tours of the property in the coming weeks with a call-for-offers to follow. For more information please visit [www.50Silsbee.com](http://www.50Silsbee.com).



## Investment Highlights



### Fully Approved

50 Silsbee is already fully approved and a special permit has been issued by the City of Lynn. The City is enthusiastic about the project and would like to see the development in the ground as soon as possible.



### Transit Oriented

50 Silsbee is located just 0.3 miles from the MBTA Commuter Rail Central Square stop. This is just a 5 minute walk for residents and provides access to Downtown Boston and other desirable submarkets.



### Critical Mass

50 Silsbee presents the opportunity to create 115 residential units in an ever increasingly popular submarket. Lynn continues to grow and is underserved with new housing supply which translates to quick absorption and gives developers a substantial amount of units.



### Strong Demographics

Lynn is currently going through a transition from an old historic industrial downtown to a vibrant, transit-oriented city with population growth and is attracting new residents to the area at a rapid pace.

# Property Details

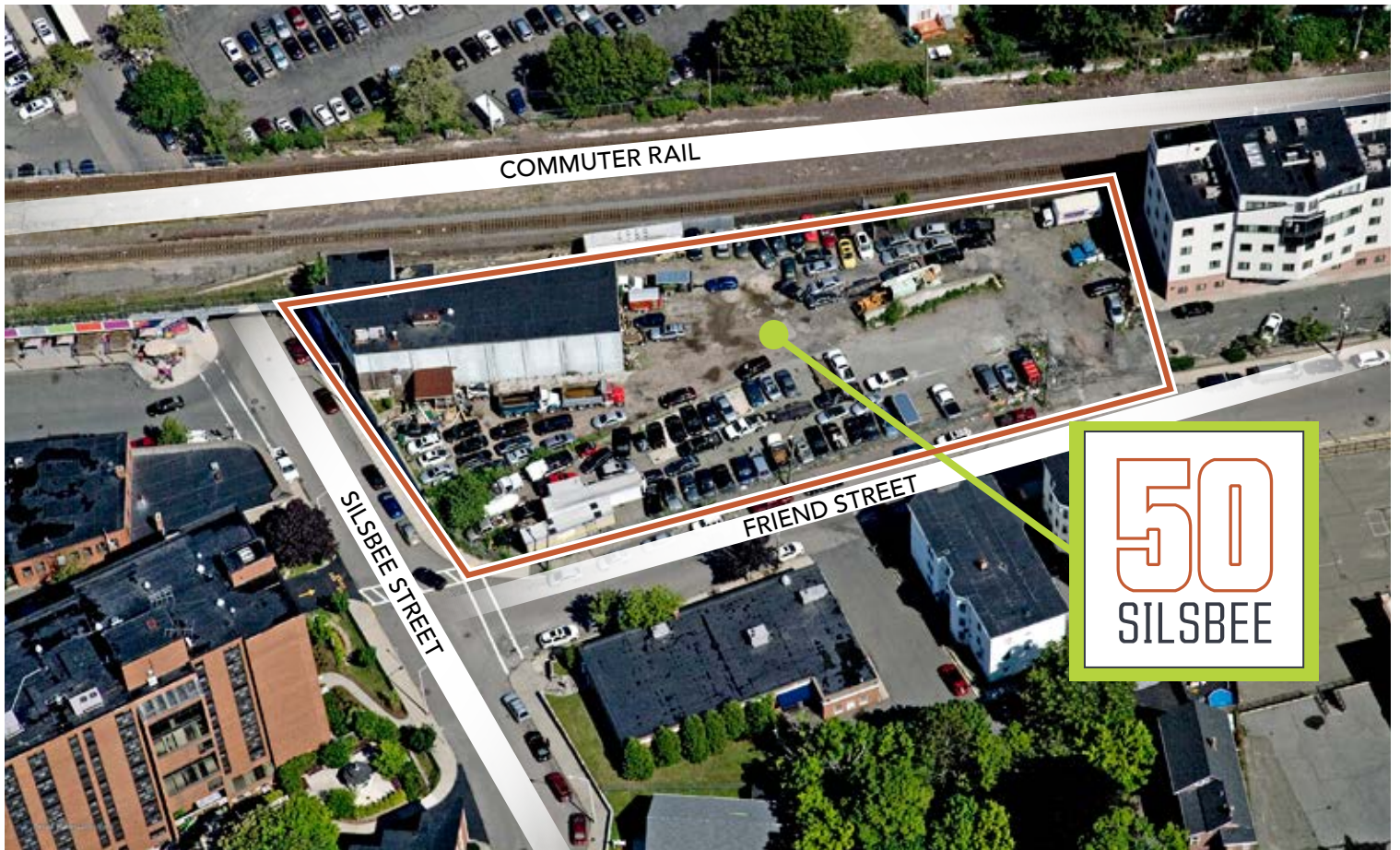
**ADDRESS:** 50 Silsbee,  
Lynn, MA 01903

**SITE SIZE:** 47,916 Square Feet  
1.1 Acres

**COMMERCIAL SPACE:** 13,550 Square Feet

<b>UNIT MIX</b>	Studio	10
	Studio Plus	15
	1 Bedroom	90
	<b>Total</b>	<b>115</b>

**PARKING:** 50



**JASON S. WEISSMAN**  
Founder & Senior Partner  
617.850.9608  
jweissman@bradvisors.com

**NICHOLAS M. HERZ**  
Managing Director & Partner  
617.850.9624  
nherz@bradvisors.com

**KEVIN R. BENZINGER**  
Associate Director  
617.850.9647  
kbenzinger@bradvisors.com



745 Boylston Street | Boston, MA 02116 | (T) 617.375.7900 | (F) 617.536.9566 | BRAdvisors.com

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