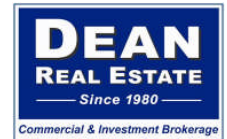


# Commercial Sale Comp Report

## Second Quarter 2011



### Apartment Building Sales

Sale No.	Location	Sale Date	Sale Price	Number of Units	Price/Unit	Comments
1	512 Broad Street Weymouth, MA	6/1/2011	\$3,400,000	34	\$100,000	Two brick buildings. Built 1976. 12-1 bdrm units/22-2 bdrmm units.
2	445 Pleasant Street Weymouth, MA	4/27/2011	\$1,700,000	17	\$100,000	Brick building. Built 1975. 6-1 bdrm units/11-2 bdrmm units.

### Industrial Building Sales

Sale No.	Location	Sale Date	Sale Price	Rentable Area (SF)	Price/SF	Comments
1	12 Mear Road Holbrook, MA	6/23/2011	\$1,280,000	67,970	\$19	Metal warehouse. Poor condition. Older industrial park off Route 139.
2	30 Industrial Park Road Plymouth, MA	5/14/2011	\$1,070,000	19,000	\$56	Metal warehouse. Built 1988. Industrial park location.
3	900 Auburn Street Whitman, MA	5/31/2011	\$380,000	4,440	\$86	Metal multi-tenant warehouse. Built 2007. Route 14 location.
4	9 Aldrin Road Plymouth, MA	5/31/2011	\$1,450,000	41,400	\$35	Metal garage warehouse. Built 1977. Industrial park location.
5	1643 Central Street Stoughton, MA	5/19/2011	\$760,000	13,750	\$55	Masonry warehouse. Low-stud. Built 1981. Route 27 location.

### Office, Retail & Other Building Sales

Sale No.	Location	Sale Date	Sale Price	Rentable Area (SF)	Price/SF	Comments
1	253 Bedford Street Bridgewater, MA	6/14/2011	\$620,000	2,480	\$250	Masonry dental office. Built 1982. Good parking. Route 18 location.
2	44 Diauto Drive Randolph, MA	5/24/2011	\$475,000	6,584	\$72	1-story/basement wood frame office building. Built 1960.
3	600 Longwater Drive Norwell, MA	5/20/2011	\$7,900,000	70,644	\$112	2-story class A office building. Built 1998. Office park location.
4	1 Saturn Drive Hanover, MA	4/27/2011	\$2,100,000	10,400	\$202	Auto dealership building. Built 1996. Located off Route 53/3.
5	115 Washington Street Attleboro, MA	4/25/2011	\$2,625,000	15,950	\$165	1-story strip center. Built 2006. Route 1 location.