



Issue Date: 1/12/09, Posted On: 1/14/2009

Legacy Warrior, LLC Purchases Wayland Office Property for \$1 Million

WAYLAND, Mass. – Legacy Warrior, LLC, an affiliate of Legacy Real Estate Ventures recently purchased the property located at 260 Boston Post Road (Route 20) in Wayland. The 7,080 square foot purchase includes eight of the nine condominium units that make up the 9,500 square foot building.

Constructed in 1985, this two story colonial building is located less than a quarter mile from the intersection of routes 27, 126, and 20 on the Westbound side of Route 20. The building is occupied by local service businesses including law firms and health care providers, with one 600 square foot suite available for lease. The property was purchased for \$1 million and closed on December 30th, 2008. Bret O'Brien of O'Brien Commercial Properties represented the Seller and procured the Buyer in the transaction. Financing was provided by TD BankNorth.

The property was of particular interest to Legacy, whose Principal, Michael L. Price, has lived in Wayland for 21 years. Price is excited about being able to do business in the community where he has been active for so many years. Legacy Real Estate Ventures was founded in January, 2008. This transaction represents Legacy's third purchase in its initial year of operation.