

## FOR LEASE

### OFFICE SPACE

242 Wareham Road, Marion, MA  
4 Office Spaces on Busy Route 6

86 Faunce Corner Road, Dartmouth, MA  
1,104 SF Office Condo

827 Pleasant Street, New Bedford, MA  
1,200+/- SF On 2<sup>nd</sup> Floor in High Traffic Area

179 William Street, U7, New Bedford, MA  
900 SF 2<sup>nd</sup> Floor Office in Historic Downtown

398 County Street, New Bedford, MA  
2,000 SF Office on the 1<sup>st</sup> Floor

67-69 Brigham Street, New Bedford, MA  
1,440 SF State-of-the-Art Medical Office

2031 Purchase Street, New Bedford, MA  
3,200 SF on 1<sup>st</sup> Floor w/Parking Lot

60 Brigham Street, New Bedford, MA  
3,656 SF Medical/Gen. Office Space on 2<sup>nd</sup> Fl

### RETAIL SPACE

404 Winthrop Street, Taunton, MA  
8,559 SF Multi-Use Building on Route 44

154 Faunce Corner Road, UF, Dartmouth, MA  
1,911 SF Storefront in Busy Strip Plaza

2031 Purchase Street, New Bedford, MA  
3,200 SF on 1<sup>st</sup> Floor w/Parking Lot

178 Huttleston Avenue, Fairhaven, MA  
4,085 SF in High Traffic Location on Busy Rt 6

191-201 Pope's Island, New Bedford, MA  
1,200-1,900 SF 2 Retail/Office Spaces

331 State Road, Dartmouth, MA  
3,000 SF in Busy Plaza w/10 Units

832 State Road, Dartmouth, MA  
2,520 SF Retail Building on High Visibility

### INDUSTRIAL/WAREHOUSE

21 Ventura Drive, Dartmouth, MA  
13,500 SF Warehouse w/Office Space

211 Pope's Island, Suite 4, New Bedford, MA  
1,400 SF Storage/Contractor Space

161 Pope's Island, New Bedford, MA  
10,000 SF in Waterfront District

376 Nash Road, New Bedford, MA  
17,000 SF Freezer and/or 8,000 SF Flex Space

**Contact us for details! (508) 990-4280**

## Get Ready for the Buildup to the 2020 Presidential Election!

As we're still more than a year away from the 2020 Presidential election, we can already feel the buildup going on. People are digging in their heels on both sides of the political spectrum, and it will probably get much more heated the closer that we get to the election.



We know that the Republican nominee will be Donald Trump, and in the end, it will be interesting to see who the Democratic nominee will finally be. Because as of right now, Joe Biden seems to be the frontrunner, but the Democratic Party has a history of surprise candidates being nominated...people who weren't well known nationally until they were then nominated to run, like Jimmy Carter, Bill Clinton, and Barack Obama.

Along these lines, in the fall of 2007, John McCain had only 13% of Republicans wanting him to be their nominee for President, and he needed to secure a loan for millions of dollars in order to keep his campaign running. Then, by the time we got to March of 2008, he had pretty much sealed his nomination by what had already been determined within the primaries. So in keeping this in mind, there's still so much left to happen in determining the final Democratic nominee for President.

In addition, there's another factor involved here, too, and that is, "What kind of economy will we be living in when it's time to vote in November of 2020?" Because if it's become obvious by that time that we've then transitioned into an economic downturn, this could have more people decide that it's time to vote for change.

With this in mind, in 1991, after the U.S. had emerged victorious from the Persian Gulf War, the media was telling us that President George H.W. Bush was a virtual lock to win re-election in 1992. But then the economy continued getting worse, and Bill Clinton, running on a campaign of creating better change for the future, won the election.

So even though Joe Biden may appear to be the frontrunner for the Democrats right now, there's still much that could change this between now and nomination time, so don't be surprised if they nominate someone who will project an even stronger image of creating positive change for America.

One thing is for certain, though, and that is the fact that people will be rallying stronger than ever for the candidate they believe in as we get closer to the election, and the question will then be whether the people believe that Donald Trump is still the best candidate to move the country in the right direction, or whether someone new in the Presidency will be the better choice.



**Do you have a  
Commercial Real Estate Question?**

**Email us and we will answer it  
in our next month's newsletter!**

[CCRE@nerycorp.com](mailto:CCRE@nerycorp.com)

## Hard Money Loan

An asset-based loan where funds are secured by the value of the real estate and other collateral at a higher rate than traditional commercial property loans.

## Sold

### Retail

130 Swindells St, Fall River, MA \$50,000  
1175 State Rd, Westport, MA \$3,400,000  
17 Nantasket Rd, Wareham, MA \$685,000  
7 Quail Run, Lakeville, MA \$950,000  
1176 Washington St, Hanover, MA \$2,200,000  
7540 Post Rd, N Kingstown, RI \$1,000,000  
26 Field St, Cranston, RI \$235,000  
510 E Main Rd, 1<sup>st</sup> Fl, Middletown, RI \$160,000  
250 Wampanoag Trl, 1<sup>st</sup> Fl, Riverside, RI \$64,500  
3630 W Shore Rd, Warwick, RI \$400,000  
164 Danielson Pike, Foster, RI \$375,000  
370-374 Cranston St, Providence, RI \$195,000  
608 Plainfield St, Providence, RI \$765,000  
8 Depot Ave, Cranston, RI \$148,000

### Office

392 Acushnet Ave, New Bedford, MA \$1,200,000  
61-63 Cedar Ave, 1<sup>st</sup> Fl, E Greenwich, RI \$23,000  
175 Metro Center Blvd, 1<sup>st</sup> Fl, Warwick, RI \$180,000

### Multi Unit

65 Crocker St, Mansfield, MA \$1,200,000  
347 Foundry St, N Easton, MA \$6,625,000  
193 Osborn St, Fall River, MA \$350,000  
670 Bedford St, Abington, MA \$3,700,000  
184-186 Ives St, Providence, RI \$1,840,000  
16 Larchmont Ave, N Providence, RI \$685,000  
130 Wheeler Ave, Cranston, RI \$300,000  
12 Foxtrot Dr, Charlestown, RI \$2,233,000  
35 Grape St, Providence, RI \$210,000

### Industrial

14 Ventura Dr, Dartmouth, MA \$750,000  
26 Marion Dr, Kingston, MA \$700,000  
200 Wales St, Abington, MA \$2,350,000  
12 Rockview Way, Rockland, MA \$925,000  
269 Macklin St, Cranston, RI \$654,350

### Land

24 Winthrop St, Taunton, MA \$110,000

**For More Information on  
Buying or Selling Your Property,  
Call Us at (508) 990-4280**

## Selling on Social Media

Social media has been proven to be an excellent tool for business growth, but using social media platforms for the purposes of selling can be perceived as being pushy by some users, who may even end up turning away from you entirely. It is important to promote your brand in the right way so as not to turn away as many customers as you attract. It is important to post content that is relevant and not just focused on selling on your social media platforms. In order to become an expert resource within your particular industry, you will need to add value to the feeds of your users. Become more familiar with your users by asking them interesting questions and answer any questions they may have as quickly as possible. The more you build trust and loyalty from your followers, the more likely it is that they will become paying customers. All of your profiles and bios on every social media platform should be completely filled out, including items such as your company contact details, your website URL and an About Us section. Pinning relevant posts will also help your brand stand out, and the attention of followers will be grabbed by the use of high-quality images.



## Intuitive Parenting Tips

Intuition is about the inner voice we all have that instinctively tells us when something is right or wrong.

It can take time to develop and know when to listen to that intuition, particularly in regard to parenting, but there are some tips that can help you to do just that.



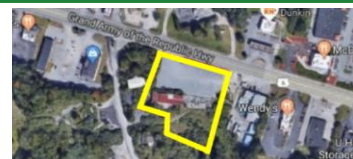
Honesty is important in regard to having a healthy relationship with your children. Children are experts at reading the energy of their parents and can detect dishonesty to a surprising degree. The flipside to this is they can also sense honest and congruent behavior and will only respect and revere you more for it.

Clarity is also crucial for making better decisions as a parent. Take some time out to relax and take a few deep breaths before making any important decisions about your children.

Sticking to the decisions that you make as a parent and being both comfortable and proud of them is also vital for your own peace of mind. Stop judging and second-guessing yourself and your decisions, and just trust your own gut feelings.

## FOR SALE

**Commercial/Industrial Lot  
2.89 Acres  
\$1.75 M**



**SWANSEA, MA**

*Call Richard at 508-990-4280 for Complete Details*



## Don't Miss These FOR SALE Opportunities



### DARTMOUTH

**1402 Tucker Rd.  
1,941 SF Office Building**

2 story office/retail/residential property zoned general business, off street parking, and close to all area amenities. \$475,000



### FALL RIVER

**1313 S. Main St.  
8,688 SF Office Space**

Located on high traffic road, offering tremendous business opportunities. Abundance of parking available. \$675,000



### DARTMOUTH

**86 Faunce Corner Rd.  
1,104 SF Office Space**

Only unit in condo for sale in this well-established office park. 3 office corner unit, conference room, storage, and common areas. Great location! \$149,000



ACUSHNET, MA

### FOR SALE

**3 Store Fronts & 2 Residential  
Apartments  
5,882 SF • \$539,000**

*Call Lori at (508)736-2387 for Complete Details*



NEW BEDFORD, MA

### FOR SALE

**Completely Updated 23  
Bedroom Rooming House  
3,372 SF • \$279,000**

*Call Lori at (508)736-2387 for Complete Details*



NEW BEDFORD, MA

### FOR SALE

**State-of-the-Art 17,000 SF  
Cold Storage and 42,609 SF  
Flexible Warehouse**

*Call Richard at (508) 990-4288 for Complete Details*

## FOR SALE

### FALL RIVER, MA



**Waterfront Lot Approved for Condos  
\$1.5M**

### New Bedford, MA



**Commercial Building with Garage  
485 Kempton St - 7,200 SF  
\$375,000**

### FALL RIVER, MA



**Retail Building on High Traffic Road  
415 Stafford Rd - 2,458 SF  
\$214,900**

### FALL RIVER, MA



**Package Deal! Retail/Office 2,734 SF &  
Two-Family Residential - 2,098 SF  
499-501 Stafford Rd & 437 Miller St  
\$375,000**

### FALL RIVER, MA



**Retail Convenience Store on Corner  
270 Seabury St - 1,256 SF  
\$225,000**



# October 2019

## Commercial Real Estate

news and more

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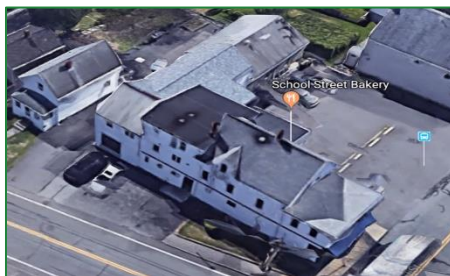
## FOR SALE

### MARION, MA



Office Building on High Visibility  
Corner Lot - 1,961 SF  
\$439,000

### TAUNTON, MA



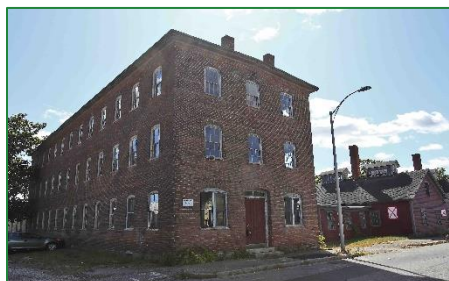
Package Deal! Retail/Residential -  
7,059SF & Single Cottage - 762 SF  
\$769,500

### ACUSHNET, MA



Mixed Use w/ Bar Business/All Equip  
& Liquor License - 5,882 SF Total  
\$619,000

### TAUNTON, MA



Manufacturing Building  
20,236 SF - \$275,000

### NEW BEDFORD, MA



Livery Building Historic Downtown  
8,136 SF - \$750,000

### NEW BEDFORD, MA



General Office Building  
3,867 SF - \$325,000