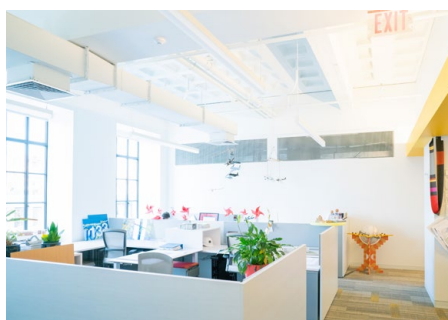


Architectural Resources Cambridge

501 Boylston Street, Boston, MA

Cambridge-born architectural company finds a new home in Back Bay



Space
22,542 SF

Client Objectives

- Engaged Cresa to explore renewing in Kendall Square versus relocating to Boston
- Focused on Boston submarkets, given record setting rents in Kendall
- Desired proximity to public transit, diverse amenities and building character to reflect business values



Industry
Architecture

Process and Results

- Leveraged ARC's desirable tenancy, competing with organic demand and an influx of blue chip technology tenants
- Orchestrated a process to ensure maximum leverage, with an option to renew at ARC's disposal
- Secured a long-term base for ARC in Boston's Back Bay and a new facility that allows the firm to reflect its brand and culture
- Negotiated early termination with former landlord which yielded additional **4 months of free rent** (leveraged Google's demand for space)



Services Provided
Transaction Management



“ [Cresa] very quickly understood what was special about ARC and what types of spaces we were looking for... I really feel like we got a terrific deal. ”

Philip Laird | President, ARC