

Breaking New Ground



S Y M E S®

Symes, headquartered in Beverly, MA, is proud to be celebrating its 40th year in business. Symes is a leading, full-scale real estate company that specializes in residential development and owns and manages numerous office buildings, apartment buildings and retail centers. Symes received the Homebuilders' Association of Massachusetts prestigious 2004 "Builder of the Year Award" for their commitment to quality building and development.

Past projects include homes and condominiums in Amesbury, Newburyport, Georgetown, Rowley, Ipswich, Stoneham, Westboro, Beverly and Manchester-by-the-Sea. Current projects include Prescott Farms in Bedford, Wakefield Crossing in Wakefield and The Resort at Goose Rocks in Kennebunkport, Maine. Symes homes offer superb craftsmanship, luxury amenities and excellent locations, as well as tremendous value. For more information, please visit www.symesassociates.com.

Volume 3 • Issue 1
Winter 2008


Construction Complete at Wakefield Crossing

Only four units remain unsold.

Construction is complete on Building 5 at the Wakefield Crossing Condominiums in Wakefield, Massachusetts, drawing to a successful close a three-year, multi-million dollar, award-winning project. The project encompassed reconstruction of an old mill building and creation of four new buildings designed to complement and enhance the historic beauty of the existing structure. The 130-unit project, which has won several PRISM awards, recognizing excellence in sales, marketing and design, now has only four units remaining unsold.



This vibrant community includes parking garages, elevated parking deck, beautifully landscaped courtyard, a luxurious community room and a fitness center,

all conveniently within walking distance of downtown Wakefield, Lake Quannapowitt and the commuter rail. Symes is proud to have added so many luxurious new homes to the wonderful community of Wakefield and to have been able to do so creatively through re-using already developed land. 

Please visit our website www.WakefieldCrossing.com for more information.

Letter from the President:



LANDERS SYMES

It is no secret that the real estate market has been going through a difficult period of late. Symes has been through these tough times in the past and is well-positioned to see through any difficulties.

Our forty years in business have taught us the value of careful

planning and smart growth. As a result, as other projects have resorted to auctions and gimmicks to sell homes, Symes has been able to rely on the inherent quality and value of our projects and maintain steady sales.

The past couple of years have brought a lot of firsts for Symes. We are bringing to a successful close our largest project in company history and our first over 100-unit multi-family project, the Wakefield Crossing Condominiums. We are moving on to the next phase of construction on our first seasonal project, Goose Rocks in Kennebunkport, Maine. We are working on our first over-55 development in Brentwood, NH. We are also building single-family homes. Upcoming projects include a 10-home subdivision in Wakefield, MA and we are exploring opportunities throughout Massachusetts, New Hampshire and Maine. ❖

Symes Welcomes Danette Verga



DANETTE VERGA

Symes is proud to announce that Danette Verga has joined us as an Administrative Associate. Danette grew up locally, attending Beverly High School and North Shore Community College. She lives in Gloucester, MA with her husband John and has two children, Jamie and Samantha, and one grandchild, Shea.

Norwich Honors Landers Symes

In September 2007, Norwich University honored Landers Symes, president of Symes, with its New Leader Achievement Award. The Award recognizes his "exceptional interest in and service to Norwich University" as well as accomplishments in his civilian career and community service. Landers is a 1987 graduate of Norwich, a 1,900-student university in Vermont, founded in 1819 as a military school and later the birthplace of America's ROTC (Reserve Officers' Training Corps). Landers says, "Norwich gave me an outstanding foundation of leadership training for my military service and my work at Symes. It really prepared me to achieve and succeed; I am happy to give back to the school."



LANDERS SYMES WITH HIS CHILDREN MADISON, EVAN, COLBURN AND AIDEN AND HIS WIFE JENNIFER AT NORWICH

Symes Team Enjoys Party at Stoneham's Melissa's Main Street Bistro

Following a long-running holiday tradition, the Symes team celebrated the holidays with dinner and a party at Melissa's Main Street Bistro in downtown Stoneham. Over 30 employees attended, enjoying delicious food and a raucous Yankee Swap. Several gifts were so highly in demand that they swapped several times, including a dancing penguin that, in the end, went home with Al Symes.



Owned by Melissa Symes, the daughter of Danny Symes, a long-time Symes employee, Melissa's Main Street Bistro serves delicious American cuisine in a casual and intimate atmosphere, just two doors down from Stoneham Theatre. ❖

Stoneham Theatre Survives Serious Fire

Tuesday, October 23rd, Stoneham Theatre sustained considerable damage from a four-alarm fire that completely destroyed the Evergreen Florist building next door. Stoneham firefighters and firefighters from seven neighboring towns fought the blaze for five hours, working valiantly to limit the damage to the Theatre. Despite suffering some \$300,000 in damage, the Theatre was able to re-open its doors three days later. Repairs to the Theatre and the building are ongoing.



In appreciation for the firefighters work, Stoneham Theatre hosted a "Miracle on Main Street" fundraiser on Monday, December 10th to benefit the 100 Club of Massachusetts. Through ticket sales money was raised for the 100 Club of Massachusetts, which helps families of firefighters and law enforcement officers who fall in the line of duty. The fundraiser was a holiday performance featuring professional performers Robert Saoud, Kathie St. George and Leigh Barrett, as well as three members of Stoneham Theatre's Resident Youth Ensemble, singing festive Christmas Carols. The chiefs of the eight fire departments involved were all invited to attend and were thanked by both Weylin Symes, Producing Artistic Director of Stoneham Theatre, and Landers Symes, President of Symes.

The Symes Family was instrumental in renovation and reconstruction of Stoneham Theatre in 2000 and remains an active donor to and supporter of Stoneham Theatre.

Please visit www.stonehamtheatre.org for information on upcoming shows.

Karas Named VP of Industry Organization

Mark Karas, General Manager of Adams Kitchen in Stoneham, has been named Vice President of the National Kitchen & Bath Association (NKBA).



MARK KARAS

Karas, who has been in the kitchen and bath industry for over 30 years, is a Certified Master Kitchen and Bath Designer and has served in various capacities in the NKBA for more than 20 years. In his new role, Kara will collaborate with 70 local NKBA chapters in the US and Canada and serve as an ambassador to international and national societies in the building and design fields.

The NKBA is an international not-for-profit trade organization and the only trade organization dedicated exclusively to the kitchen and bath industry. The group has been in operation for more than 40 years and has nearly 40,000 members. ♦

Please visit www.adamskitchen.com for more information.

Symes Awarded Wakefield Project

Wakefield's Board of Selectmen recently decided to sell the old Montrose School in Wakefield. The building has not operated as a school in more than six years and is currently used as a storage site. Symes participated in the RFP process and was selected to purchase the land and develop it.



REAR VIEW OF MONTROSE SCHOOL

PHOTO BY MARK SARDELLA

Symes presented a detailed plan for developing the site into 10 new, single-family homes, cleaning up and improving the land and providing needed real estate tax income to the town. It is hoped that Symes will have permitting complete this winter with construction beginning in Spring of 2008. ♦

Market Street Property in Ipswich Fully Leased



55 MARKET STREET IN IPSWICH

With a broad mix of tenants, Symes' building at 55 Market Street in Ipswich, provides the community of downtown Ipswich with various services. The 12,000 SF building's largest tenant is the Ipswich Church of the Nazarene.

Also leasing space in the building are Gregory Insurance, Windhill Realty, Vinwood Catering and Salon Patrice. Community Newspaper Company, one of the office tenants, publishes the local Ipswich newspaper, the Ipswich Chronicle. Coastal Green Grocers, one of the street-level retail tenants, offers panini, salads, gourmet foods and cheese as well as natural/organic foods and produce. 55 Market Street is managed for Symes by Bridgeton Properties LLC.

Please visit www.BridgetonPropertiesLLC.com for more information.



Project Notes

Construction and Sales Continue at Prescott Farms

Construction continues at Prescott Farms, a 55-lot subdivision in Bedford, Massachusetts, featuring luxurious single family homes in a cluster design surrounded by open space and within easy reach of Route 95/128. With 37 homes already sold, only three homes remain available in the current phase of construction.



Please visit www.PrescottFarms.com for more information.

We Buy Land

Symes is always on the lookout for new projects. We buy raw land and existing buildings to rehab, restore or convert. Call our development expert Jeff Rhuda at 978-922-5300 or e-mail him at jrhuda@symesassociates.com.



S Y M E S

SYMES ASSOCIATES, INC.

APPALACHIAN SQUARE • 50 DAVIS STREET • BEDFORD, MA 01915

F 978 922 5300 • F 978 922 5444

WWW.SYMESASSOCIATES.COM

PRESORTED
FIRST CLASS
U.S. POSTAGE
PAID
BOSTON, MA
PERMIT NO. 54162