



Cummings Properties

NEWSbrief

November 2024

*This monthly newsletter is prepared primarily for and about Cummings Properties' leasing clients. [Sign up here](#) to enjoy the latest client news, events, special offers, and more.*

## Seen Around the Portfolio



Team members from **Anna's Taqueria** celebrate the grand opening of the popular Boston restaurant's new location at 4 Cummings Park, in Woburn. Stop in or [order online](#) from 10:00 AM to 10:00 PM daily to savor freshly made authentic Mexican fare.





Cummings account manager **Shannon DePierro** (far right) catches up with the **Securitas** team at a client appreciation bagel breakfast at 50 Concord Street, in Wilmington.

## Welcome, New Neighbors

*Not including Beverly and TradeCenter 128*

### **AJTS Cleaning Service**

165-M New Boston Street, Suite 244,  
Woburn  
*Commercial cleaning*

### **Analog Devices**

34 Commerce Way, Suite B-150,  
Woburn  
*Software solutions*

### **Dowd Medical Associates, P.C.**

444 Washington Street, Suite 150,  
Woburn  
*Pediatric primary care*

### **King Jesus Boston Ministry**

102 Cummings Park, Woburn  
*Church*

### **Leveragen**

2-F Gill Street, Woburn  
*Genetic engineering*

### **Wilkeline Lande Ribeiro Papa**

165-U New Boston Street, Suite 279,  
Woburn  
*Beauty services*

### **Luana Bastos Wilder**

800 West Cummings Park, Suite  
5200, Woburn  
*Aesthetician*

## Noteworthy News

**Lithios** announced nearly \$500,000 in federal funding, awarded to advance the cleantech





startup's climate-friendly lithium extraction technology. [Learn more online.](#)



**MARVELBIOME INC.**

**MarvelBiome** co-founder **Dr. Gary Ruvkun** was awarded the 2024 Nobel Prize in Medicine. Read about the advances that led to this honor on [massgeneral.org](https://www.massgeneral.org).



**NEWPRO Home Solutions** was recognized among *Boston Business Journal's* "2024 Best Places to Work." [Review the complete list](#) of 80 honorees.



**Thrive** is expanding its reach with the acquisition of Safety Net, an IT services provider based in Michigan. Learn more via [globenewswire.com](https://www.globenewswire.com).

## Special Offers

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### **50% Off Hot or Iced Coffee**

#### **Empower Woburn**

*400 West Cummings Park, Suite 1975,  
Woburn*

**Empower Woburn** is celebrating the fourth anniversary of its Woburn café with a special deal: During the month of November, all Cummings leasing clients are eligible for a 50 percent discount on hot or iced coffee.

Stop in or browse the [online menu](#) to find your coffee's perfect pairing, such as a freshly made muffin, cookie, bagel, or open-faced sandwich. Need to feed a group? Call 781-365-9932 to learn about catering options.



### **Free Dance Lesson**

#### **Kadanse**

*346 West Cummings Park, Woburn*

Liven up your next date night, workout, or friends' night out by joining the fun on the dance floor. Call 781-273-2623 or email [info@kadanse.com](mailto:info@kadanse.com) to try a free "Dance for Fun" lesson.





### **\$15 Off Your Next Meal** **Teresa's Ristorante Bar & Pizzeria**

*400 TradeCenter, Suite 1900,  
Woburn*

In celebration of its first year in Woburn, **Teresa's Ristorante** will take \$15 off your purchase

of \$25 or more through the end of November.

Offer valid when presented at TradeCenter 128 restaurant location only. See offer message for additional details.

## **All Profits to Nonprofits**



Staff at 305 local area nonprofits recently received welcome news in their email inboxes: invitations to apply for one of 150 grants to be awarded in June through the Cummings \$30 Million Grant Program.

*"We are thrilled!! A grant from Cummings Foundation would take WMOW to new heights. It has long been on our board's list of aspirations and now we are one step closer. Thank you, thank you!"*

**-Paula Michienzi**, president, Winchester Meals on Wheels

This thanks goes to you as well, as your tenancy is so enormously helpful in making Cummings' philanthropy possible.

## **Need to Know**

**Waste Bin or Waste Ban:** All leasing clients are reminded to comply with the state's mandatory waste bans, which **prohibit the disposal of certain recyclable materials, including cardboard, paper, glass and metal containers, and plastic containers numbered 1-6.**



Because trash destined for Massachusetts landfills is subject to inspection, discarding banned recyclables exposes fellow client firms, Cummings Properties, and our waste management service provider to potential enforcement penalties from Massachusetts Department of Environmental Protection.



Please remind all staff and visitors to dispose of recyclable materials appropriately. Additional business resources are available at [recyclingworksma.com](http://recyclingworksma.com).

## To Do This Month

### Holiday Toy Drive Advanced Addiction Center

**Monday to Friday, 9:00 AM-5:00 PM\***  
*200 Boston Avenue, Suite G-100, Medford*

Drop off new, unwrapped toys **through Monday, December 16**. All donated items will benefit families of **Medford Housing Authority**, and each donor will be entered in a raffle for a holiday basket.

\*After-hours drop-offs can be arranged.



### Members Reception Woburn Chamber of Commerce **Thursday, November 7, 5:00-7:00 PM** *Scoreboard Bar & Grill, 15 Middlesex Canal Park Drive, Woburn*

Join fellow Chamber members for a festive evening of networking, music, and light appetizers.

Please register online.



### Holiday Cheer Workshop Youth Villages **Tuesday, November 12, 11:00 AM-1:00 PM** *12 Gill Street, lobby, Woburn*

Stop by to enjoy hot chocolate and seasonal treats while crafting personalized holiday cards for the youths participating in Northeast Holiday Heroes. To learn how you can sponsor a child's holiday wishes, contact [Samantha.Tyler@youthvillages.org](mailto:Samantha.Tyler@youthvillages.org) or visit the website.





### Ribbon-cutting Event

### Sh;ft Studios

**Thursday, November 21, 3:30 PM**

*165-P New Boston Street, Woburn*

Join Woburn Chamber of Commerce and meet the team behind **Sh;ft**, a community-focused cycle, weights, and yoga studio.

## Woburn Condominium for Sale

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Ideal for multi-generational living or passive rental income, this spacious condominium can be easily split into two discrete residences. On-site pool, tennis court, and elevator with modern in-unit conveniences and two dedicated parking spots.

Contact Cummings leasing associate **Devin Marrocco** at 781-983-2247 for additional details.

### Newly Renovated, Two-Family Condo for Sale **WOBURN**

2,761 Square Feet

PLACE LANE



Gracious suburban living, just 10 miles north of Boston. Conveniently located minutes from both I-93 and I-95, off Route 38 near Woburn center. Myriad amenities, dining, and shopping nearby.

## The Latest at Cummings

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We're delighted to announce that the **Cummings Women's Business Network** will resume in



## Cummings Women's Business Network

January. Leasing clients who would like to be made aware of these casual, engaging opportunities to connect are encouraged to contact Cummings client engagement manager **Sue Howland** at [svh@cummings.com](mailto:svh@cummings.com).

Pictured, attendees learn about emotional intelligence at an event hosted by TradeCenter 128 leasing client

### The Nagler Group.



## Funding Opportunity



**M&T Bank Charitable Foundation's Amplify Fund Phase III** seeks to support 501(c)3 nonprofits in the Northeast that are focused on advancing financial inclusion and spurring economic growth

in their respective communities. Eligible organizations are encouraged to learn more and apply by **Thursday, November 14**.

## Friendly Reminders

**Happy Thanksgiving:** Cummings' offices will be closed **Thursday, November 28** in honor of Thanksgiving, with no staff on site. Limited staff will be on site **Friday, November 29**.

**Honoring Service:** Veterans Day, **November 11**, presents an annual opportunity to honor the selfless bravery of all who have served in the U.S. Armed Forces. Consider showing your appreciation by patronizing the many veteran-owned businesses in the area, such as **Signature Printing & Consulting**, **The Way Fitness & Boxing Gym**, **MCH Security & Protective Services**, and others in the Cummings portfolio.





**Park It Here:** Winter parking regulations go into effect **November 15**. Please review the [parking and towing regulations](#), and call 781-935-8000 to contact your account manager with questions.

## Cummings in the News

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\*Some of the publications below may require a subscription. This list is intended to provide a general idea of the type of news coverage Cummings has garnered in recent weeks.

New England Women's Healthcare to Open Third Location with Cummings  
*Boston Real Estate Times* - October 24, 2024

Dowd Medical Pediatrics to Join Woburn Medical Cluster  
*New England Real Estate Journal* - October 18, 2024

Vayu Global Health Foundation Moves from Cambridge to Medford  
*Boston Real Estate Times* - October 11, 2024

Cambridge Cleantech Startup Scales Up with 8,000 SF in Medford  
*High Profile* - October 7, 2024



**We want to hear from you!** Do you have news or a great photo to share? Is there a special you'd like to offer to Cummings clients? Email your news, offers, photos, and more to **Lisa** at [lvs@cummings.com](mailto:lvs@cummings.com).

## Earn Cash for Client Referrals

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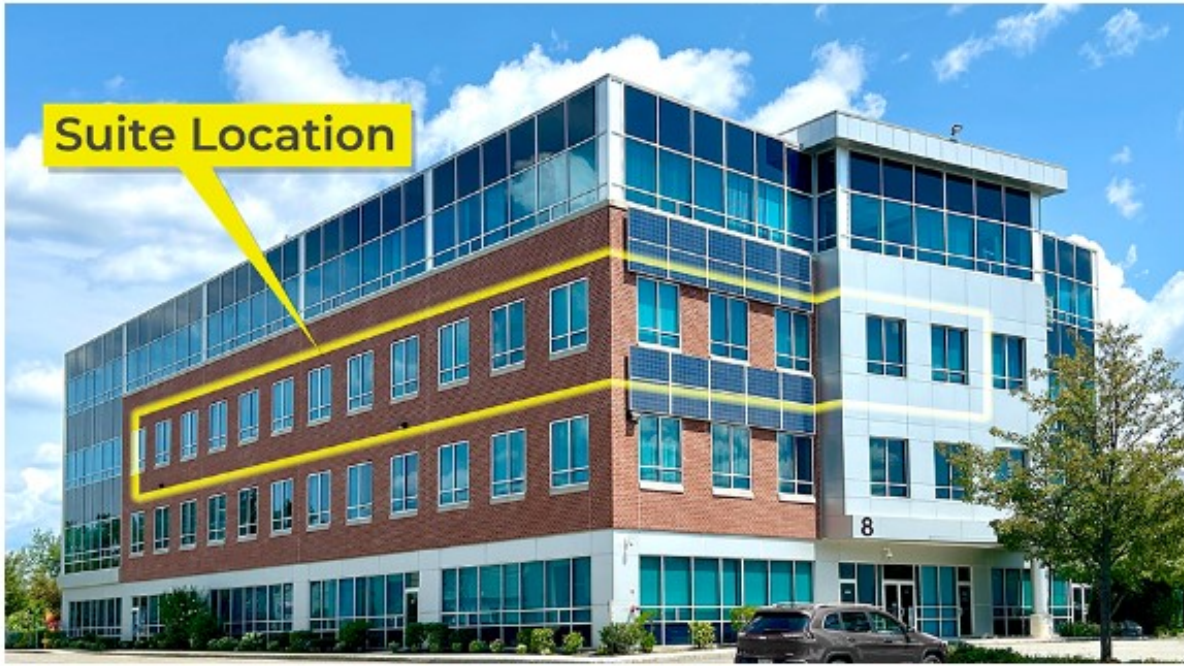
**Know someone looking for space? You could earn \$1,000 or more for referring a new client to Cummings Properties.** Within our portfolio, which spans 11 cities and towns north of Boston, we have a space for every need. Contact your account manager or [view this flyer](#) to learn more.

Earn \$1 per square foot for a successful lease with Cummings, with a minimum referral bonus of \$1,000!



# Available November 1 Woburn Lab & Office

5,500 SF | Near Woburn Village



Join established and emerging biotechnology companies in the Woburn life sciences cluster just off I-95 near the I-93 interchange. The area features numerous dining and shopping amenities, including the nearby Woburn Village lifestyle center, and is just one mile from Anderson Regional Transportation Center.

[View Flyer](#)

[View Featured Suites](#)

[Client Directory](#)

[cumming's.com](http://cumming's.com)

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