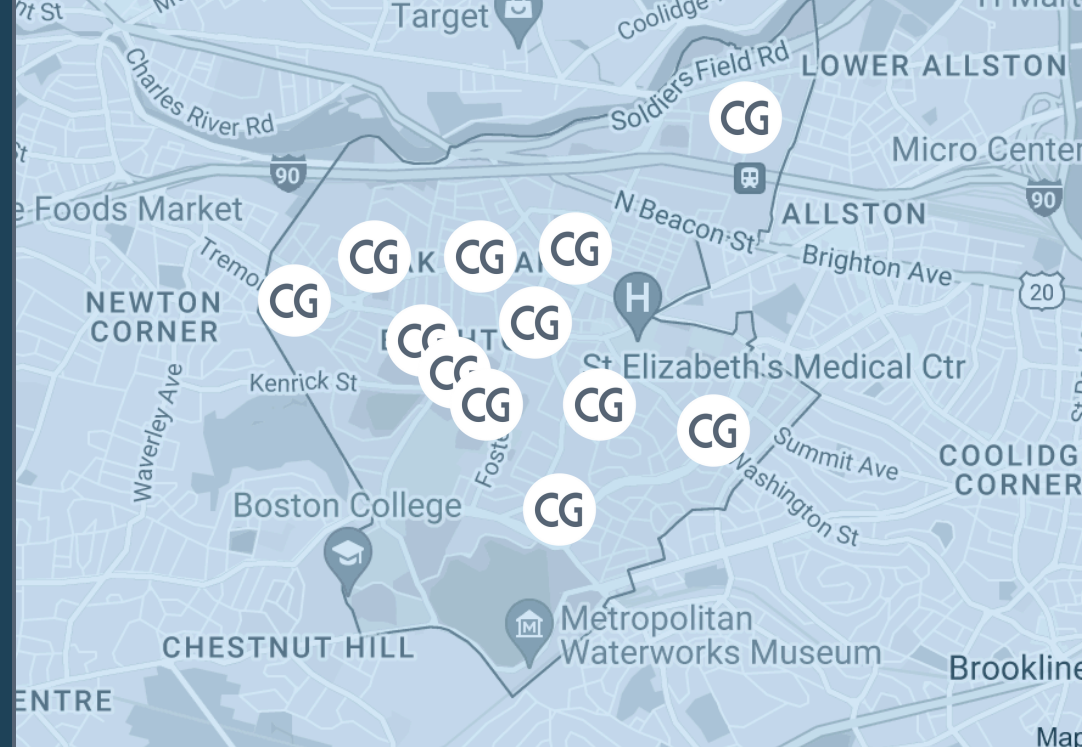


CHARLESGATE

Two Decades of Excellence in Allston/Brighton



From Concept to Completion

Successful pre-construction sales lead to higher profit margins for developers, as buyers are willing to pay a premium for new, customizable spaces.

Take a look at what we've done so far:

- **Nevins Hill**- One Nevins Hill Way (95% sold pre-c.o, 100% sold within 90 days of c.o.)
- **Lancaster**- 1501 Comm Ave (100% Sold Pre CO)
- **Stadia50**- 50 Hichborn (\$1,000/PSF)
- **Nova Brighton**- 1505 Comm Ave (Lease Up) (100% Leased Pre-CO)
- **11 Faneuil**- \$4M Land Sale (unpermitted land 42 Units)
- **70 Leo Birmingham** Land Sale (\$11M, 79 Units Permitted)

With more than +20 projects over 30 units, our new construction experience remains unmatched in Allston/Brighton. It's how we've helped people live and invest better for over two decades!

Market Moving Performance

CHARLESGATE is dominating the Allston/Brighton market.

Since 2015:

- **\$327+** million in sales
- **3x** unit volume of the closest competitor
- **4x** dollar volume of the closest competitor
- Average condo price: **\$907/sq ft**, **\$800,000+** overall

Since 2020:

- **2x** the volume of the next closest competitor
- **6x** more than #3
- **43** sales over **\$1 million** vs. 2 for the next competitor (excluding commercial brokers)

*All data per MLS



Our Services

- New Development Marketing, Sales, & Leasing
- Property Management
- New Development Consulting
- Brokerage Services
- Home Services
- + more!

Set up a time to talk with a real estate expert in Boston today!



Achieve faster absorption, higher sales revenue, higher rents, and greater ROI

With customized go-to-market plans and fully integrated marketing and sales / leasing teams, we will bring your property to its fullest potential to start generating higher revenue more quickly.

Get full support for your real estate portfolio. Our proven team builds trust with potential residents and works in concert with our in-house marketing team to accelerate absorption.

For both existing properties and new multifamily developments, our professional leasing services are designed to increase your net operating income.

- Seasoned Sales Professionals
- On-Demand Centralized Leasing
- Customized Go-To-Market Plans
- Integrated Marketing & Leasing Teams
- Differentiated Branding & Marketing

Let's get to work, together.

Why Settle For The Status Quo When You Can Set The Bar?

Headquartered in Boston, with a satellite location in Brighton, CHARLESGATE is an integrated real estate firm that empowers thousands of clients throughout Southern New England and beyond.

CHARLESGATE specializes in a comprehensive array of services across residential and multifamily real estate - development consulting, property management & leasing, residential brokerage, investment sales, home & maintenance services, and new development go-to-market services.

CHARLESGATE has also been recognized four times as one of America's Fastest-Growing Companies on the esteemed Inc. 5000 list of fastest-growing private companies.

The Future Is Allston / Brighton



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Listen to the Developer's testimonial!

