



## **Simone Development Companies wins Best of BOMA Signature Award**

June 11, 2024 - Owners Developers & Managers



Shown (from left) are: Megan Guy, BOMA Westchester president Stephanie Manfredi of Colliers International and former BOMA Westchester president Scott Tangredi of Reckson.

Tarrytown, NY Simone Development Companies was recently honored by Westchester Building Owners and Managers Association (BOMA) for the company's industrial/flex R&D property at 250 East Sanford Blvd. in Mount Vernon. The building won the Best of BOMA Signature Award in the category of Best Building Comeback.

The award was presented at BOMA's Annual Hall of Honor Awards Dinner held May 8 at Abigail

Kirsch at Tappan Hill. More than 200 leaders from Westchester's commercial real estate community were on hand for the sold-out event. Accepting the award on behalf of Simone Development was Megan Guy, senior vice president of development.

250 East Sanford Blvd. is a four-story, 110,300 s/f industrial/flex R&D property. The building offers floorplates of more than 18,000 s/f on the ground floor, more than 30,000 s/f on levels one and two and nearly 32,000 s/f on level three, and features 145 parking spaces, six loading docks, direct drive-in access on the ground level, and floor load capacity of 185 pounds per s/f. Originally constructed in 1970, Simone acquired the property in September 2021 and commenced a renovation that included a new exterior façade, new windows, new elevator, the addition of a front-loading dock and complete paving and restriping of the entire three-acre site. The building's redevelopment strategy takes advantage of the site's topography by providing direct loading access on all four floors, offering flexibility for single-users or multiple full-floor tenants. 250 East Sanford Blvd. is a true success story. Last summer, ReadySpaces, a warehouse storage provider for small and mid-size businesses, signed a long-term lease for the entire 110,300 s/f building.

This is the third time that a Simone Development property has won a Best of BOMA Award. Previous winners include Purchase Professional Park for Comeback Building of the Year and Boyce Thompson Center for Best Renovation and Capital Improvement.

In 2022, Simone Development Companies won the BOMA Hall of Honor award for its contributions to Westchester's economy.

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