



**FOR IMMEDIATE RELEASE**

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**Riverside Labs in Weston, MA to launch second phase of construction**

*Phase 2 of 340,000 square-foot development to open in summer 2025*

Weston, MA – [Greatland Realty Partners](#) and Rockwood Capital today announced that they have closed on construction financing for Phase Two of Riverside Labs in Weston, MA. Located at the intersection of Interstates 90 and 95, the project expands and converts an existing office space into a 340,000 square foot life science campus.

“Riverside Labs offers innovative life sciences companies with state-of-the-art office and lab space in an extremely desirable location. At a time when attracting and retaining talent is key, Riverside Labs is an asset to emerging and established life sciences companies,” said Kevin Sheehan and Philip Dorman, founders of Greatland Realty Partners. “We appreciate the collaboration of the many partners involved in moving Phase Two of this project forward.”

Construction financing is being provided by RBC; financing was arranged by Newmark. Riverside Labs was designed by Gensler and is being constructed by Shawmut Design and Construction.

Phase One of the project, which includes 90,000 square-foot of tenant ready lab space, was completed earlier this fall. ModeX, a clinical-stage biotechnology company developing next-generation multispecific biologics for cancer and infectious diseases, currently occupies 33,000 square feet of space in the building.

Phase Two of the project, which includes 120,000 square feet with covered parking, creates a new cafe with both indoor and outdoor gathering space on the site. The project will be built to LEED, WELL and WIRED standards.

To learn more about the project, please visit: <https://riverside-labs.cbre-properties.com/>

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**About Greatland Realty Partners**

Greatland Realty Partners is a Boston based developer and owner of strategic office, innovation, and life science workplaces. Our team consists of experienced real estate professionals with a deep understanding of developing, owning, managing, and leasing institutional quality commercial real estate. Our objective is to create a superior work experience for the occupants of our buildings while increasing the value of the properties we develop and own. Learn more at <https://www.greatlandpartners.com/>.

**About Rockwood:**

Rockwood Capital is a real estate investment management firm founded in 1995 that provides debt and equity capital combined with real estate operating expertise for the repositioning,

development, redevelopment and recapitalization of residential, office, retail and hotel space in key markets throughout the United States. Rockwood is a more than 85-person organization with offices in New York, NY, San Francisco, CA, and Los Angeles, CA. Since inception, Rockwood and its principals have invested in approximately \$39.3 billion of real estate and real estate-related assets (gross asset value). As of Q3 2023, Rockwood manages a portfolio of approximately \$13.5 billion (gross asset value). Rockwood's international investor base includes sovereign wealth funds, public and private pension funds, endowments, foundations, insurance companies, funds of funds, high net worth individuals and family offices. For more information, visit [www.rockwoodcap.com](http://www.rockwoodcap.com)