

# Developers buy Harvard Club annex for \$9M, plan condos

Sep 2, 2014, 2:02pm EDT



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A development team has paid \$8.8 million for 380 Commonwealth Ave., known as the **Harvard Club** annex building, located in Boston's Back Bay.

The buyers, Sea Dar Real Estate and CNW Capital Partners LLC, have approval for a one-story addition to the four-story brick building and plan to convert the space into five luxury condominiums.

The building is located between Massachusetts Avenue and Charlesgate East facing the Commonwealth Avenue Mall. The purchase comes at a time when sales of Back Bay condominiums continue to be strong. In the second quarter, 144 condos sold in the Back Bay, up nearly 3 percent compared to the same period a year ago, while median prices swelled to \$895,000, up 14 percent compared to last year.

**Boston Realty Advisors** brokered the deal which closed August 18.

Earlier this year, the same development team bought Beacon Hill properties at 25 Beacon St. and 6-7 Mount Vernon Place from the Unitarian Universalist Association for \$23.6 million.

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Sea Dar Real Estate and CNW Capital Partners LLC have purchased the Harvard Club annex in Boston's Back Bay for \$8.8 million.