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Tamarac Plaza sells for \$40.9 million

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The three-building Tamarac Plaza office complex, located near Tamarac Square Mall in southeast Denver, has sold for \$40.9 million.

Parmenter Realty Partners of Miami, as Parmenter Hampden Avenue LLC, acquired the 353,700-square-foot office property from Brookwood Tamarac Investors LLC, according to Denver County real estate records. Brookwood Tamarac, a subsidiary of private equity firm Brookwood Financial Partners LLC of Boston, bought the buildings in 2004 for \$37 million.

Tamarac Plaza is located at 7535 E. Hampden Ave.

The property's three buildings were built between 1980 and 1984, and include 122,695; 137,173; and 93,828 square feet of space. Tamarac Plaza I and II are six stories tall, and Tamarac Plaza III is five stories.

Parmenter Realty Partners is a privately held commercial real estate investment, development and management firm. The company is headed by Darryl Parmenter, who previously was a managing partner at Lincoln Property Co. and senior investment broker with what's now CB Richard Ellis Inc.

Other Parmenter properties range from the 42-story, 660,000-square-foot Bank of America Tower in Jacksonville, Fla., to the 470,000-square-foot Las Colinas Tower I & II in the Dallas area.

- In another recent metro-area real estate deal, NBS Real Estate Capital LLC of Portland, Ore., has purchased two office buildings at 121st Avenue and Pecos Street in Westminster for \$12.25 million. The buildings include a total of 117,705 square feet of space.

NBS bought the property on behalf of Morrison Street Fund III LP private equity fund.