

Millbrook Estates, Wakefield, MA

Multi-Family Development; 40B



This 40-unit garden style condominium is located near downtown Wakefield and area schools. The neighborhood is a mix of recent single-family homes and older multi-family homes and is convenient to shops and grocery stores. While working together with the neighborhood, access to the site was a major concern. The project entryway was shifted to the end of the street near the major roads and away from the cul de sac. This allowed emergency access from the rear of the site while maintaining the quiet street enjoyed by the residents. Construction of this development also helped to eliminate flooding problems that had been occurring on adjacent properties. At the completion of this project, the neighbors came out to welcome the new development, along with town and state officials. We also provide local residents and town employees 10 units of affordable housing.

Architect: O'Sullivan Architects, Inc.
Builder: Falite Brothers
Site Engineer: Hayes Engineering