

EBENEZER HANCOCK HOUSE

10 Marshall St, Boston, MA

FOR SALE



DAVE KILLEN

Commercial Broker

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THE PROPERTY

EBENEZER HANCOCK HOUSE



Offering Summary

Price
\$4,695,000

Number of Units
1 Freestanding

Lot Size
2,178 SF

Building Size
7,622 SF

The Ebenezer Hancock House is now available for acquisition for the first time in generations. Owned by John Hancock, a signer of the Declaration of Independence, 10 Marshall Street is the last extant property associated with the Founding Father in Boston. This Boston Landmark resides on the National Registry of Historic Places and is reportedly the site where Ebenezer Hancock, Deputy Paymaster of the Continental Army and John Hancock's younger brother, stored 2 million silver crowns, loaned by the French Government, prior to disbursement to the troops.

The building consists of 3 stories, with many of the original Later Georgian interior details still intact, and remains the only vernacular structure dating to the mid 1700s to survive in central Boston. Currently in use as a law office, the original structure was expanded in the 1970s. A fixture on Boston's iconic Freedom Trail, the property is minutes from City Hall, Faneuil Hall, North Station, the Haymarket and Government Center T stops, and is a short walk across the Greenway to the North End, the Waterfront, and the Boston Harbor commuter ferry services.

PROPERTY HIGHLIGHTS



- Owned by John Hancock circa 1770s
- 5,748 GLA freestanding building
- Revolutionary War era significance
- Boston Landmark Status
- National Register of Historic Places
- Blackstone Block Historic District
- High visibility signage
- Close to multiple T stops
- 12 private offices
- Distinctive owner occupied opportunity





10 MARSHALL STREET



Distance to: Haymarket T Stop - 350 FT | Government Center T Stop - 0.2 mi | Aquarium T Stop - 0.3 mi
North Station - 0.6 mi | South Station - 0.8 mi | Rowe's Wharf Commuter Ferry Terminal - 0.6 mi



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PROFESSIONAL BACKGROUND

Dave Killen is a broker with over 25 years of experience in real estate sales, leasing, and development, construction management, and business negotiations in national and international markets. Dave enjoys operating in a team environment, and combines a disciplined approach with creative strategic thinking wherever necessary to get the best results possible for his clients.

Working his way through the Historic Districts of Nantucket, MA and Charleston, SC, to Belize, CA, Sonoma, CA, and to Boston, MA, Dave's closed deals range from 5000 SF to 97 acres. A proven communicator, Dave graduated from Milton Academy in '93 and Connecticut College in '97. A fifth generation native of Nantucket, MA, Dave is an experienced mariner and student of humanity who can be found during the warmer months sailing or fishing with his son.

EDUCATION

Milton Academy 1993
Connecticut College 1997
USCGA 1995-1996
USCG Master 50 Ton w Aux Sail/Commercial Towing Endorsements
MA Real Estate Broker

MEMBERSHIPS

USA 500 Back Bay Club
USA 500 Commercial Real Estate Deal Generators Roundtable (Co-Facilitator)
ICSC (International Council of Shopping Centers)
Courageous Sailing Center, Charlestown, MA
Nantucket Yacht Club, Nantucket, MA



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