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**Beauty School Leases 16,000 SF**

By Naomi Grossman

Last updated: Dec 4, 2003 11:03AM

BOSTON-Blaine! The Beauty Career School is leasing 15,500 sf of retail space at 26-30 West St. Lisa DonFrancesco, vice president of the Codman Co., represented property owner, Oxfam America, and John Butterworth of Meredith & Grew Inc. represented Blaine! in the transaction.

The school, a training facility and beauty salon specializing in hair design, skin care and make-up techniques, is relocating from, Kenmore Square. The six-story building, located in midtown, serves as one of Oxfam's headquarters. Blaine! chose the new location for its state-of-the-art facility as well as its accessibility to public transportation and parking.

Lease rates for this deal were not available, but according to Marcus & Millichap's most recent statistics, continued demand in this market has contributed to a vacancy rate of about 7% and rising rental rates. The report indicates that the average asking rent for retail space in the city is about \$19 per sf, a 3.5% increase over 2002's rate.

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