FORM 4

UNITED STATES SECURITIES AND EXCHANGE COMMISSION

Washington, D	.C. 20549
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STATEMENT	OF CHANGES	IN BENEFICIAL	OWNERSHIP

OMB APPROVAL										
OMB Number: 3235-028										
Estimated average burden										
hours per response:										

Check this box if no longer subject to Section 16. Form 4 or Form 5 obligations may continue. See Instruction 1(b).

Filed pursuant to Section 16(a) of the Securities Exchange Act of 1934 or Section 30(h) of the Investment Company Act of 1940

1. Name and Address of Reporting Person* LINDE DOUGLAS T						2. Issuer Name and Ticker or Trading Symbol BOSTON PROPERTIES LTD										5. Relationship of Reporting Person(s) to Issuer (Check all applicable)					
TINDE	TOOGL	ins I			_		NERSI									V Director	r		10% O	·	
(Last)	(Fi	rst)	(Middle)													Officer below)	(give title		Other (s	specify	
C/O BOSTON PROPERTIES, INC.							3. Date of Earliest Transaction (Month/Day/Year)									President of GP					
800 BOYLSTON STREET						01/29/2021															
							4. If Amendment, Date of Original Filed (Month/Day/Year)									6. Individual or Joint/Group Filing (Check Applicable					
(Street)															Line	,	lad bu C	Day -	untina Days		
BOSTON	N M	Α	02199													_	,	•	orting Perso one Repo	- 1	
																Persor		c uidii	гоне керо	ung	
(City)	(Si	tate)	(Zip)																		
		Tab	le I - Non	-Deriv	ative	e Se	curities	Ac	qu	ıired, C	Disp	osed o	f, or	Ben	eficiall	y Owned	l				
1. Title of Security (Instr. 3) 2. Transa:			action	ction 2A. Deemed Execution Date.							ies Acquired (A) or Of (D) (Instr. 3, 4 and				6. Ownership Form: Direct		7. Nature of Indirect				
(Month/Da								Code (Instr. 5)			ו טו (ט) (וווטנו. ט, 4 ar		. 0, 4 anu	Benefici Owned F	ally (D) o			Beneficial Ownership			
						(months buy/ re			´ -				(A) or Price		D.i.i.	Reported	ı ĭ	ig (i) (iii3ii. 4)		(Instr. 4)	
						Code V Amount (A) 01 P				Price	(Instr. 3 and 4)										
		7	Гable II - I							,	•	,			•	Owned					
			(e.g., p	uts,	calls	s, warra	ants	, o	ptions	s, c	onvertil	ble s	secur	ities)						
1. Title of Derivative Security	2. Conversion or Exercise	3. Transaction Date (Month/Day/Year)	3A. Deemed Execution D if any	Date, 1	ransaction ode (Instr.		tr. Derivative		6. Date Exercisable and Expiration Date (Month/Day/Year) 7. Title and of Securitie Underlying				ecuritie erlying	s	8. Price of Derivative Security	9. Number of derivative Securities		10. Ownership Form:	Beneficial		
(Instr. 3) Price of Derivative Security (Month/Day/Year) 8)					3)	Acquired (Instr. 3 and 4)							(Instr. 5)	Beneficially Owned		or Indirect	Ownership (Instr. 4)				
						(A) or Disposed of (D) (Instr. 3, 4 and 5)										Following Reported Transaction(s) (Instr. 4)		(I) (Instr. 4)			
						П						Amount									
									Da	ato	_	xpiration			or Number of						
				c	ode	v	(A)	(D)		ate cercisable		ate	Title		Shares						
LTIP Units ⁽¹⁾	(1)	01/29/2021			A		30,979			(1)(2)		(1)	Com: OP U		30,979	\$0.25	284,69	3	D		

Explanation of Responses:

1. Issued as long term incentive compensation pursuant to Boston Properties, Inc.'s ("BPI"), the Issuer's general partner, equity based incentive programs. Conditioned upon minimum allocations to the capital accounts of the LTIP Units for federal income tax purposes, each LTIP Unit may be converted, at the election of the holder, into a common unit of limited partnership interest in the Issuer ("Common OP Unit"). Each Common OP Unit acquired upon conversion of an LTIP Unit may be redeemed, at the election of the holder, for cash equal to the then fair market value of a share of common stock of BPI except that BPI may, at its election, acquire each Common OP Unit so presented for redemption for one share of common stock of BPI. LTIP Units have no expiration date.

2. The 30,979 LTIP Units vest in four equal annual installments beginning on January 15, 2022.

Remarks:

/s/ Kelli A. DiLuglio, as Attorney-in-Fact 02/02/2021

** Signature of Reporting Person Date

Reminder: Report on a separate line for each class of securities beneficially owned directly or indirectly.

- * If the form is filed by more than one reporting person, see Instruction 4 (b)(v).
- ** Intentional misstatements or omissions of facts constitute Federal Criminal Violations See 18 U.S.C. 1001 and 15 U.S.C. 78ff(a).

Note: File three copies of this Form, one of which must be manually signed. If space is insufficient, see Instruction 6 for procedure.

Persons who respond to the collection of information contained in this form are not required to respond unless the form displays a currently valid OMB Number.