

FOR
SALE OR
LEASE

43 SWORD STREET AUBURN, MA



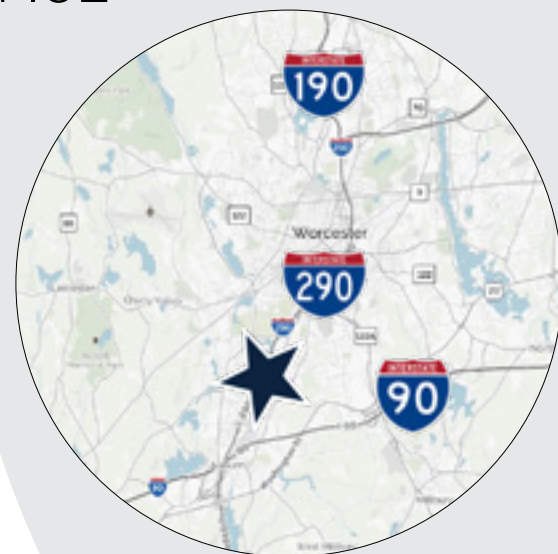
BUILDING FOR SALE 25' - 30' CLEAR 36,576 SF

WAREHOUSE, SHOWROOM, AND OFFICE

» As the exclusive agent, The Stubblebine Company is pleased to offer 43 Sword Street, Auburn MA for Sale:

Salient details include:

- 25'+ clear height
- Heavy power
- Block construction
- Less than 1 mile from I-290
- 60 car parking spaces



EXCLUSIVE LISTING AGENT
THE STUBBLEBINE COMPANY
CORFAC INTERNATIONAL

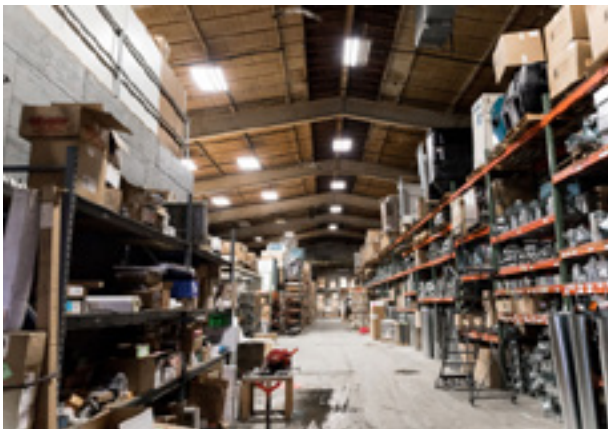
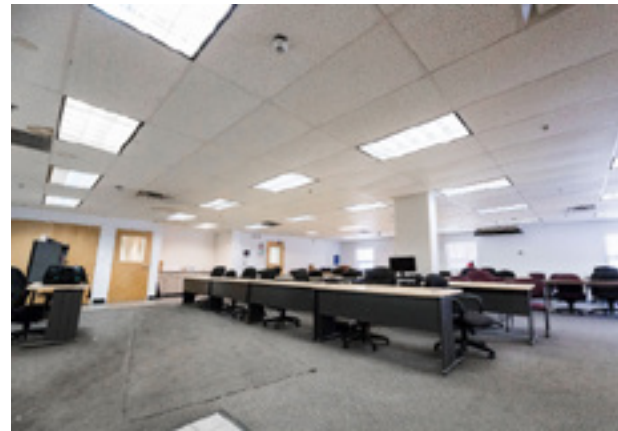


PROPERTY SPECIFICATIONS

BUILDING SIZE:	36,576 SF
LAND AREA:	3.6 ACRES
ZONING:	GENERAL INDUSTRY
CLEAR HEIGHT:	25-30 FT
POWER:	480/208/120 AMPS
LOADING:	2 TAILBOARDS, 1 DRIVE-IN
YEAR BUILT:	1960
SPRINKLER:	WET
WATER:	CITY
SEWER:	CITY
PARKING:	60 SPACES

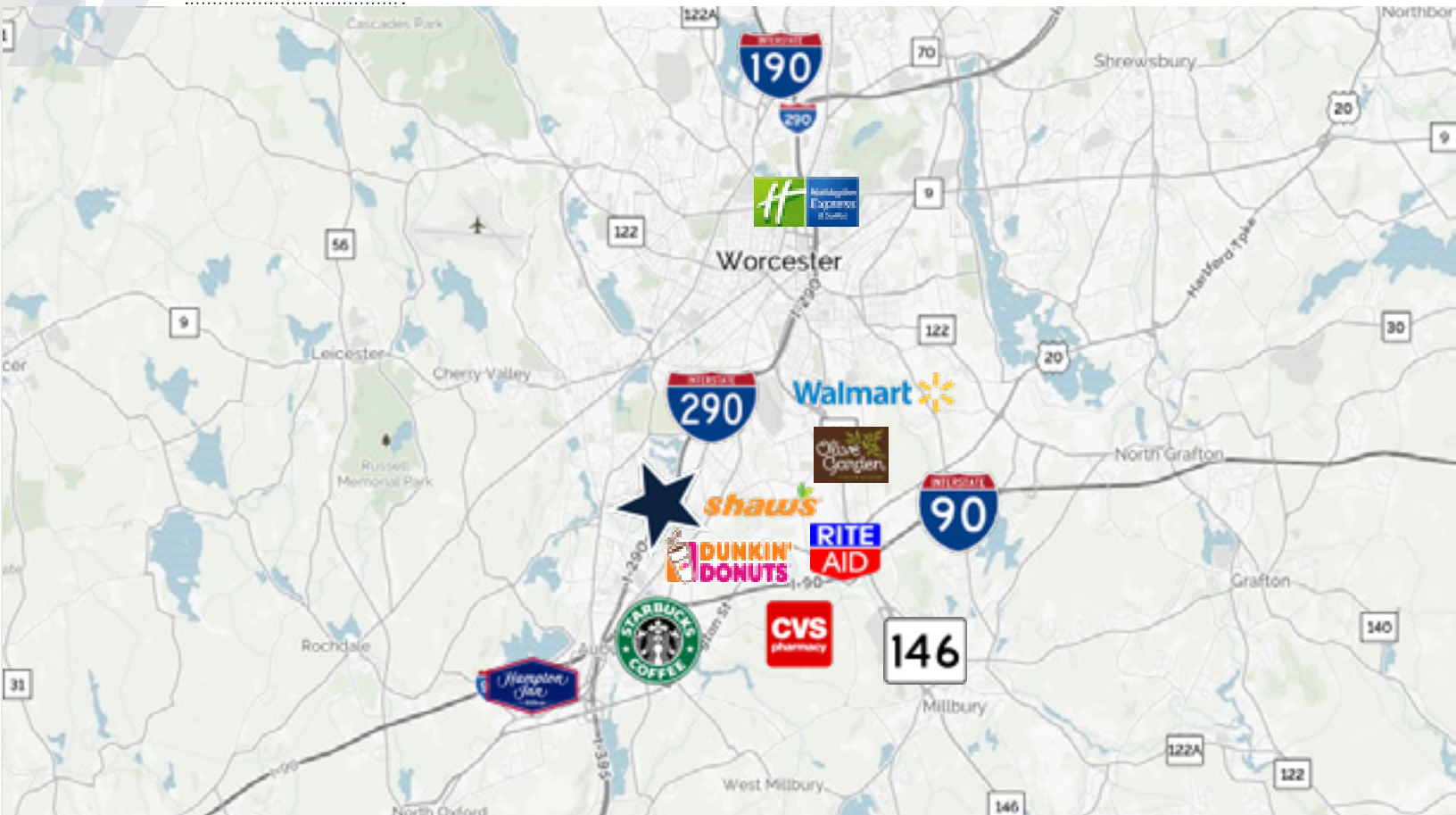


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LOCATION



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CONTACT:

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DAVID STUBBLEBINE 617-592-3391

- 2 Miles to Worcester, MA
- 26 Miles to Leominster, MA
- 46 Miles to Boston, MA
- 46 Miles to Providence, RI
- 59 Miles to Hartford, CT