

35,661 SF BUILDING FOR LEASE



The Stubblebine Company is pleased to offer 12 Dunham Road, Billerica, MA for Lease.

Salient Details Include:

- 1.56 Acres
- Tailboard & On-Grade Loading
- Zoned Industrial
- 1.5 Miles to Route 3





EXCLUSIVE LISTING AGENT

THE STUBBLEBINE COMPANY CORFAC INTERNATIONAL

Dunham Road Billerica, MA



PROPERTY SPECIFICATIONS

BUILDING SIZE: 35,661± SF (1ST FL: 25,000± SF)

(2ND FL: 10,661± SF)

LAND AREA: 1.56 ACRES

OFFICE SPACE: 12,000 SF

LOADING DOCKS: TWO (2) TAILBOARD & ONE (1) ON-GRADE ROLLUP DOOR

WATER & SEWER: TOWN SEWER

ELECTRIC: 800 AMPS, 120- 208V

ZONING: INDUSTRIAL

CIELING HEIGHT: FIRST FLOOR 12'7" - 13'3" TO JOIST

SECOND FLOOR 9'5" TO JOIST

SPRINKLER SYSTEM: WET

YEAR BUILT/EXPANSION: 1974/1985

BATHROOMS: SEVEN (7)

LIGHTING: STRIP FLOURESCENT LIGHTING

HVAC: AIR-CONDITIONED OFFICE SPACE





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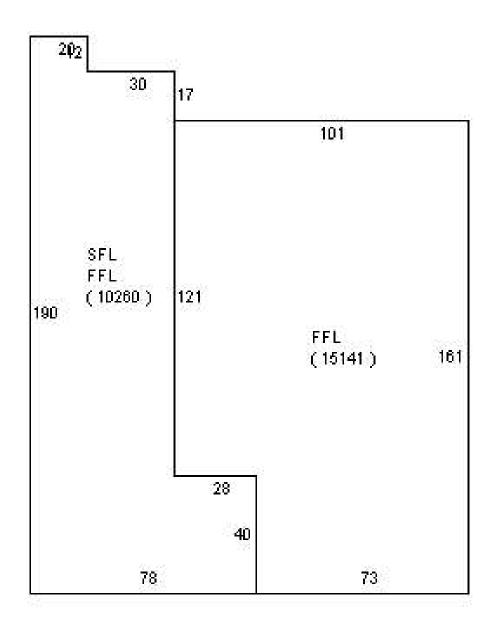




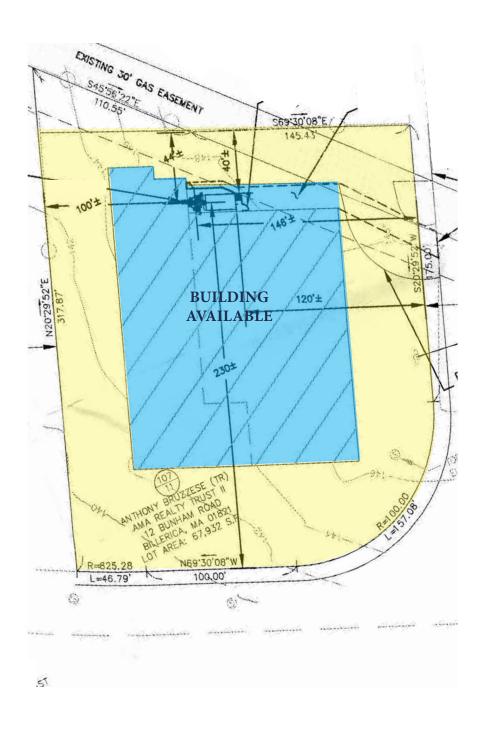




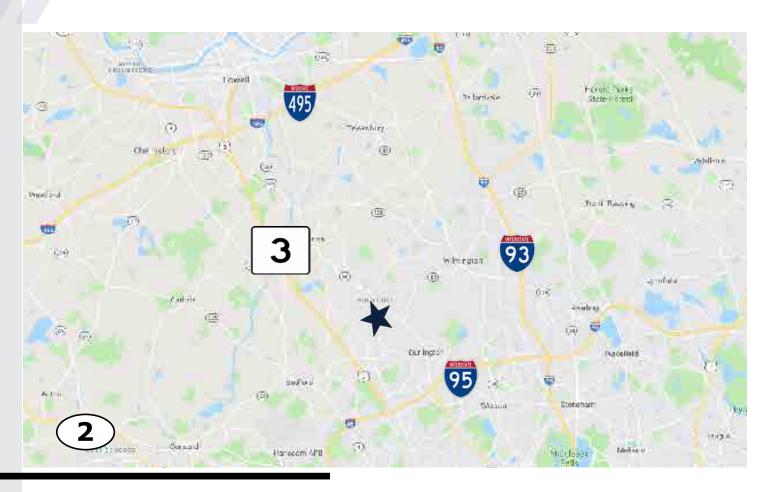
FLOOR PLAN



SITE PLAN



LOCATION





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