

# 66 NEWARK STREET

HAVERHILL, MA



# 58,500 SF

FULLY PERMITTED INDUSTRIAL BUILDING



- The proposed state of the art high bay warehouse / manufacturing flex building can suit a range of uses tailored to your requirements.
- Located in the Newark Street Industrial Park Haverhill MA: Immediate park neighbors include Swix Sport USA and TBC a merger of Michelin and Sumitomo Tire.
- Delivery within 10 to 12 months of a signed lease.
- Long term lease terms negotiable.

EXCLUSIVE OFFERING



THE  
STUBBLEBINE  
COMPANY

CORFAC INTERNATIONAL



## PROPERTY DETAILS:

### BUILDING SPECIFICATIONS:

|                    |  |
|--------------------|--|
| BUILDING SIZE:     | 58,500 SF  |
| LENGTH:            | 350 Ft.  |
| WIDTH:             | 150 Ft.  |
| CLEAR HEIGHT:      | 32' Ft.  |
| COLUMN SPACING:    | 50'X50'  |
| CONSTRUCTION:      | Engineered metal building                                |
| ROOF:              | White TPO PVC  |
| LOADING:           | Up to 10 tailboard loading<br>and 1 drive-in door        |
| TRUCK APRON DEPTH: | 60' concrete   |
| FLOOR:             | 7" concrete slab with<br>Ashford formula sealer          |
| FOUNDATION:        | 7" concrete slab   |
| CAR PARKING:       | 54 spaces  |
| WINDOWS:           | 16 clerestory warehouse<br>windows                       |
| UTILITIES:         | Haverhill water & sewer,<br>National Grid gas & electric |
| SPRINKLER:         | ESFR   |
| LIGHTING:          | LED motion sensor  |
| LEASE PRICE:       | Market   |

### CONTACTS:

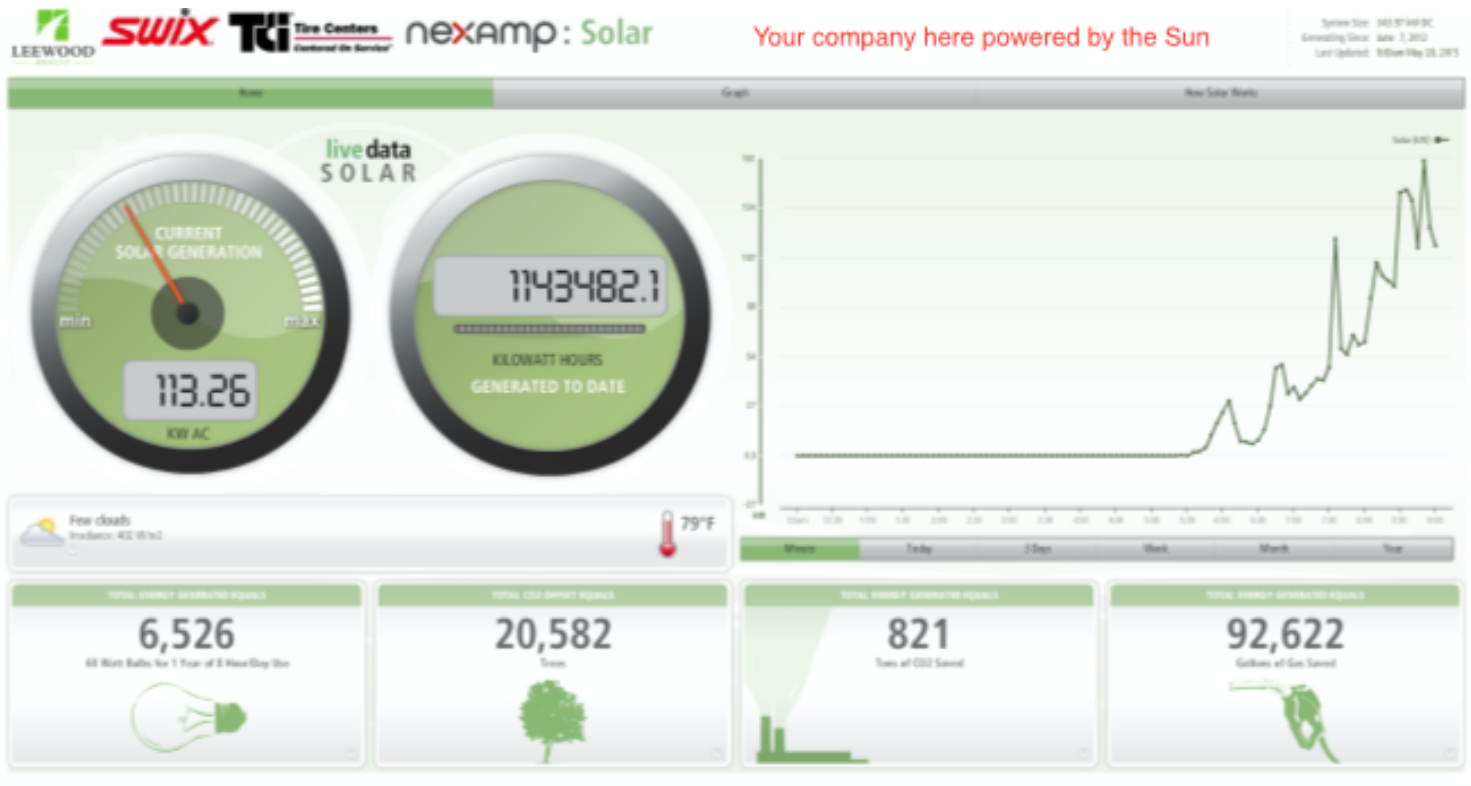
|                      |  |
|----------------------|--|
| JAMES<br>STUBBLEBINE | 617-592-3388<br>james@stubblebinecompany.com |
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# SITE PLAN



## GREEN FEATURES

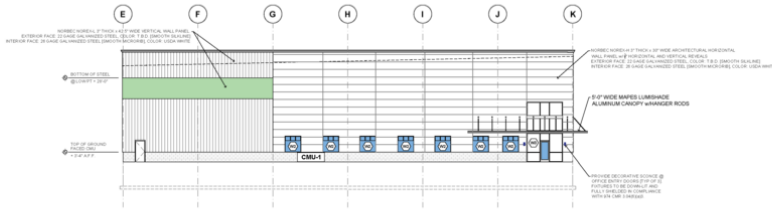


### GREEN FEATURES DRIVES DOWN YOUR ENERGY COSTS AND LOWERS YOUR CARBON FOOTPRINT:

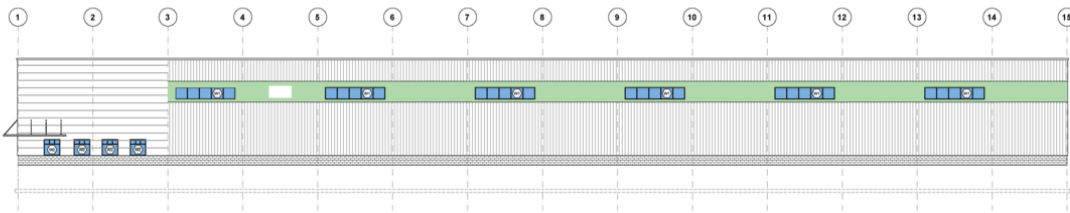
- Reflective white roof lowers cooling costs
- Day lighting – large warehouse windows floods natural light throughout warehouse.
- Led motion sensor lighting with daylight responsiveness controls.
- Option to purchase discounted renewable energy generated next door from Haverhill's largest roof top solar installation.
- The site will have charging stations for EV vehicles, car/van pool parking and bicycle racks to encourage a reduction in vehicle emissions.
- Energy efficient insulated exterior metal panels.
- High-efficiency heating and air-conditioning equipment.



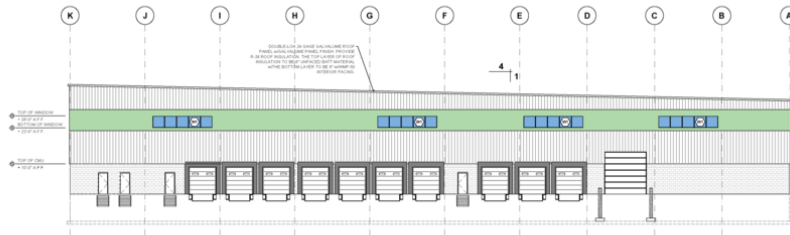
# ELEVATION PLAN



A) FRONT ELEVATION  
SCALE: 1/8" = 1'-0"

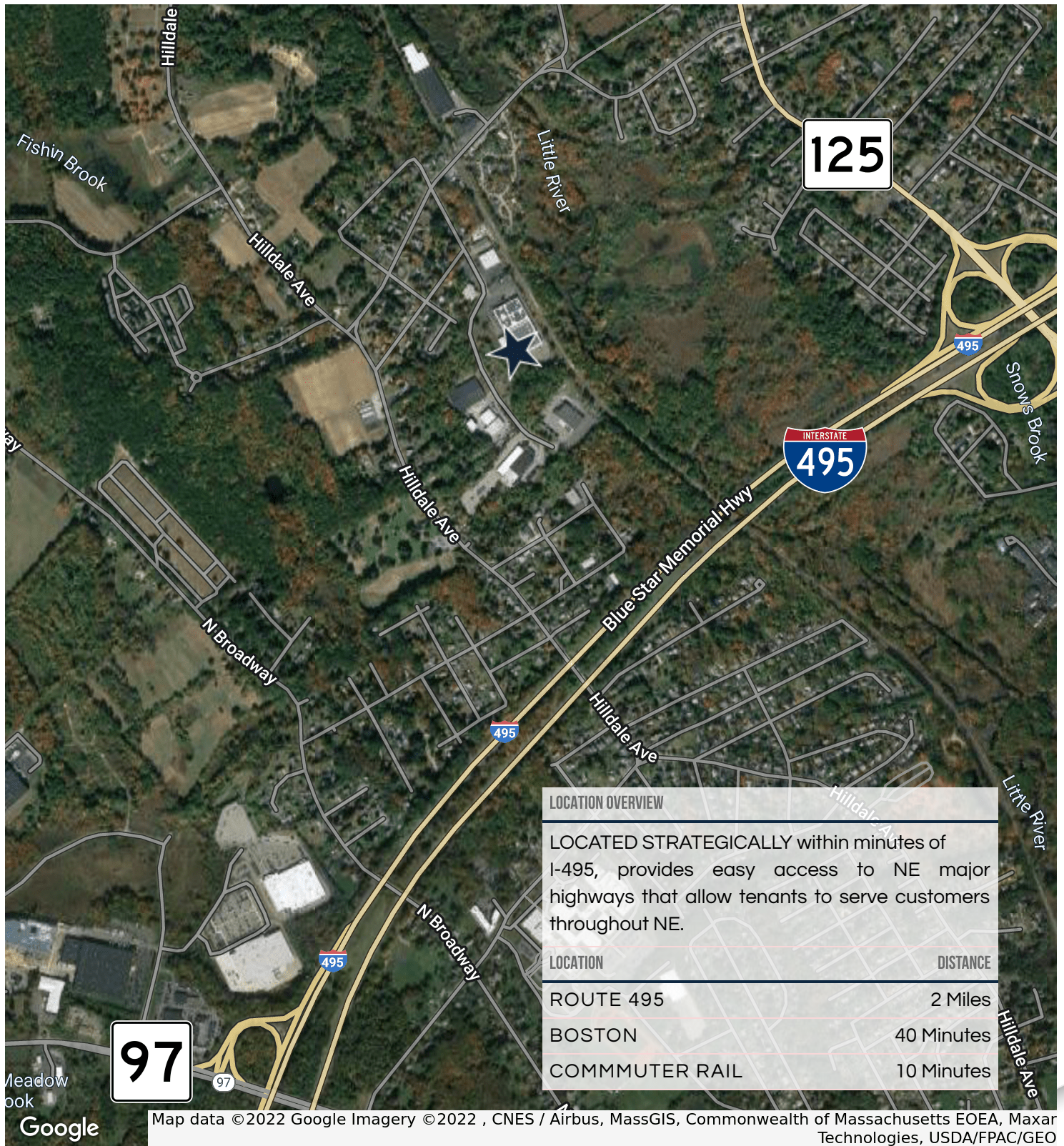


A) RIGHT ELEVATION  
SCALE: 1/8" = 1'-0"



A) REAR ELEVATION  
SCALE: 1/8" = 1'-0"

# LOCATION MAP





# REGIONAL MAP

