

33-69 GREEN STREET

SHREWSBURY, MA



39 ACRE

MIXED USE DEVELOPMENT
SITE FOR SALE

- 32 acres zoned residential and 6 acres zoned industrial
- Proximity to Route 9 and the MA Pike
- All utilities

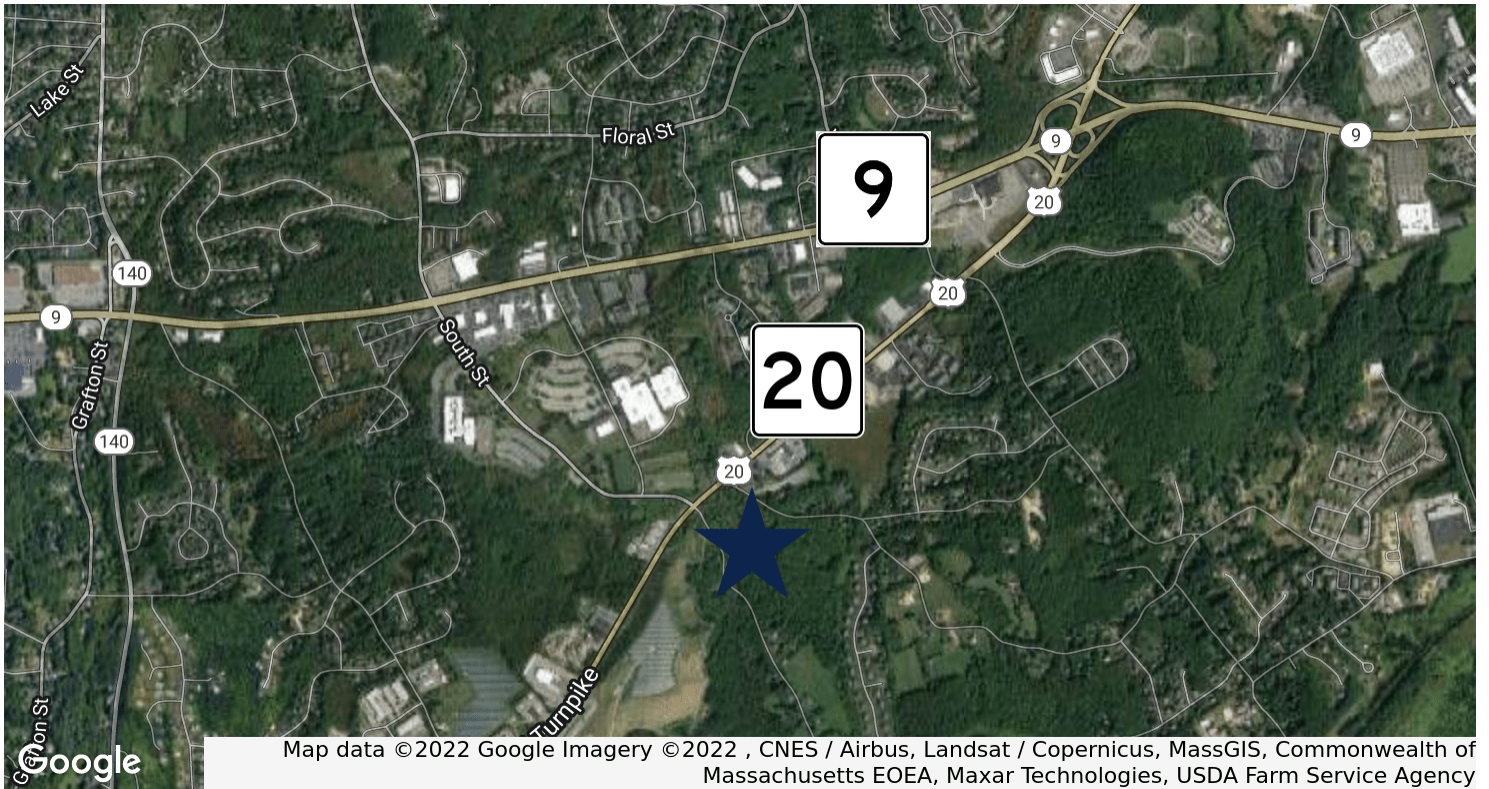
EXCLUSIVE OFFERING



THE
STUBBLEBINE
COMPANY

CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

39 Acre Mixed Use Development Site

PROPERTY HIGHLIGHTS

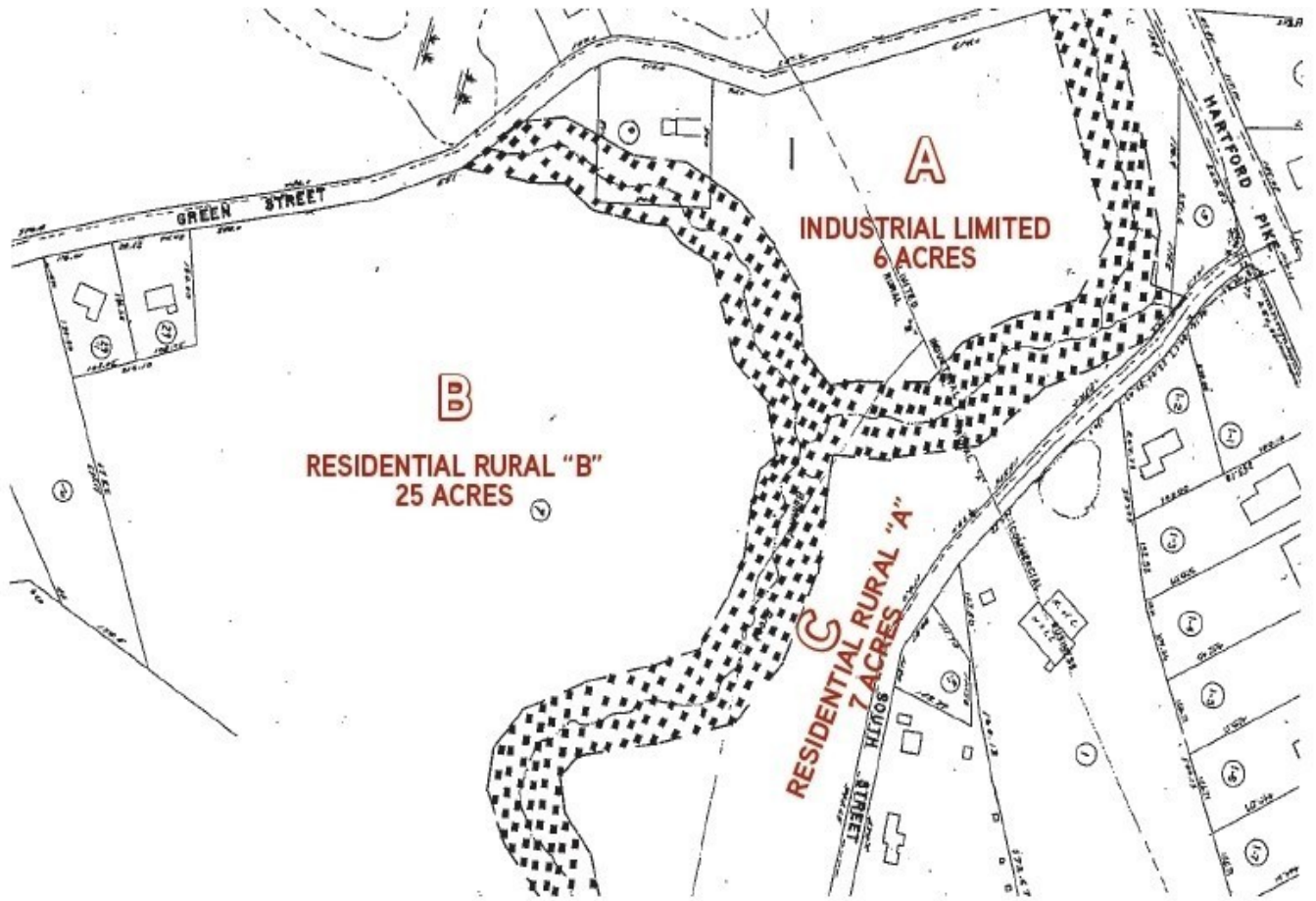
- 39 Acre Development Site zoned Industrial and Residential
- All utilities including sewer
- Site engineering study available
- Industrial permitted uses: Office, R&D, manufacturing, distribution, hospital/medical
- Residential permitted uses: single-family, boarding house, senior housing

OFFERING SUMMARY

LOT SIZE:	39 Acres
SALE PRICE:	Market

DEMOGRAPHICS	3 MILES	5 MILES
TOTAL HOUSEHOLDS	11,948	31,806
TOTAL POPULATION	32,840	86,210
AVERAGE HH INCOME	\$102,727	\$105,528

SITE PLAN



LOCATION MAP

