



14 DEANGELO DRIVE

BEDFORD, MA

24,000 SF | FLEX BUILDING ON 4.2 AC FOR LEASE

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THE
STUBBLEBINE
COMPANY

CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

24,000 SF Flex Building for Lease

PROPERTY HIGHLIGHTS

- Proximity to numerous amenities
- One mile to Rt. 128 and Hartwell Ave

PROPERTY SPECIFICATIONS

BUILDING SIZE:	24,000 SF
TYPE OF PROPERTY:	Flex
LAND AREA:	4.2 AC
ZONING:	Commercial
R.E. TAXES:	\$3.09/SF (2023)
LEASE RATE:	MARKET

DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
Total Households	1,870	39,143	266,825
Total Population	4,972	102,486	669,461
Average HH Income	\$144,882	\$172,754	\$146,091

PROPERTY SPECIFICATIONS

YEAR BUILT:	1968 (renovated 2005)
CONSTRUCTION:	Masonry
POWER:	1,200 a/120-280v 3p 4w Heavy
LOADING:	Two (2) Docks
PARKING:	88 Spaces
HEIGHT:	14.5'
SPRINKLERS:	Wet System

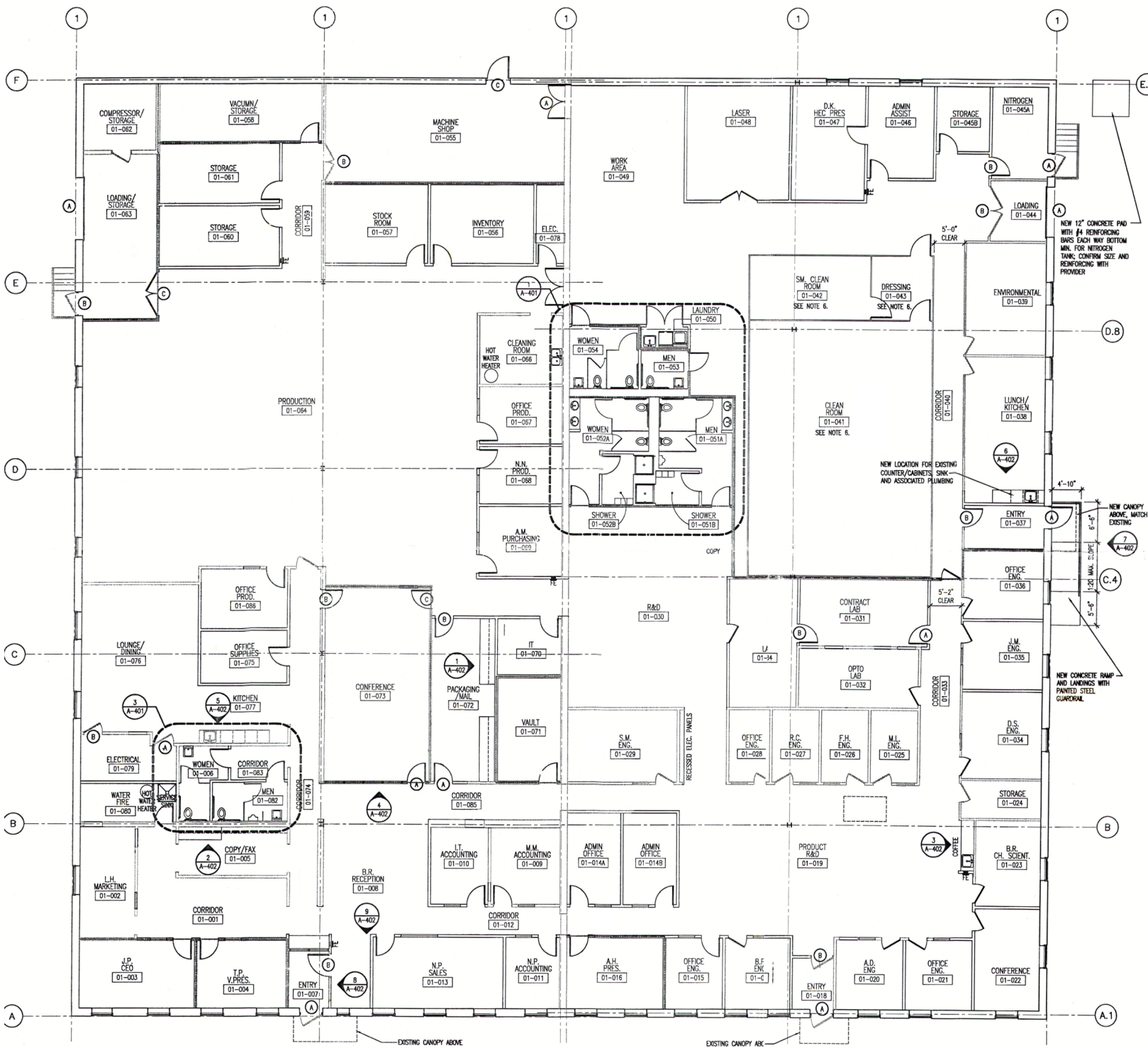
PHOTOS



PHOTOS



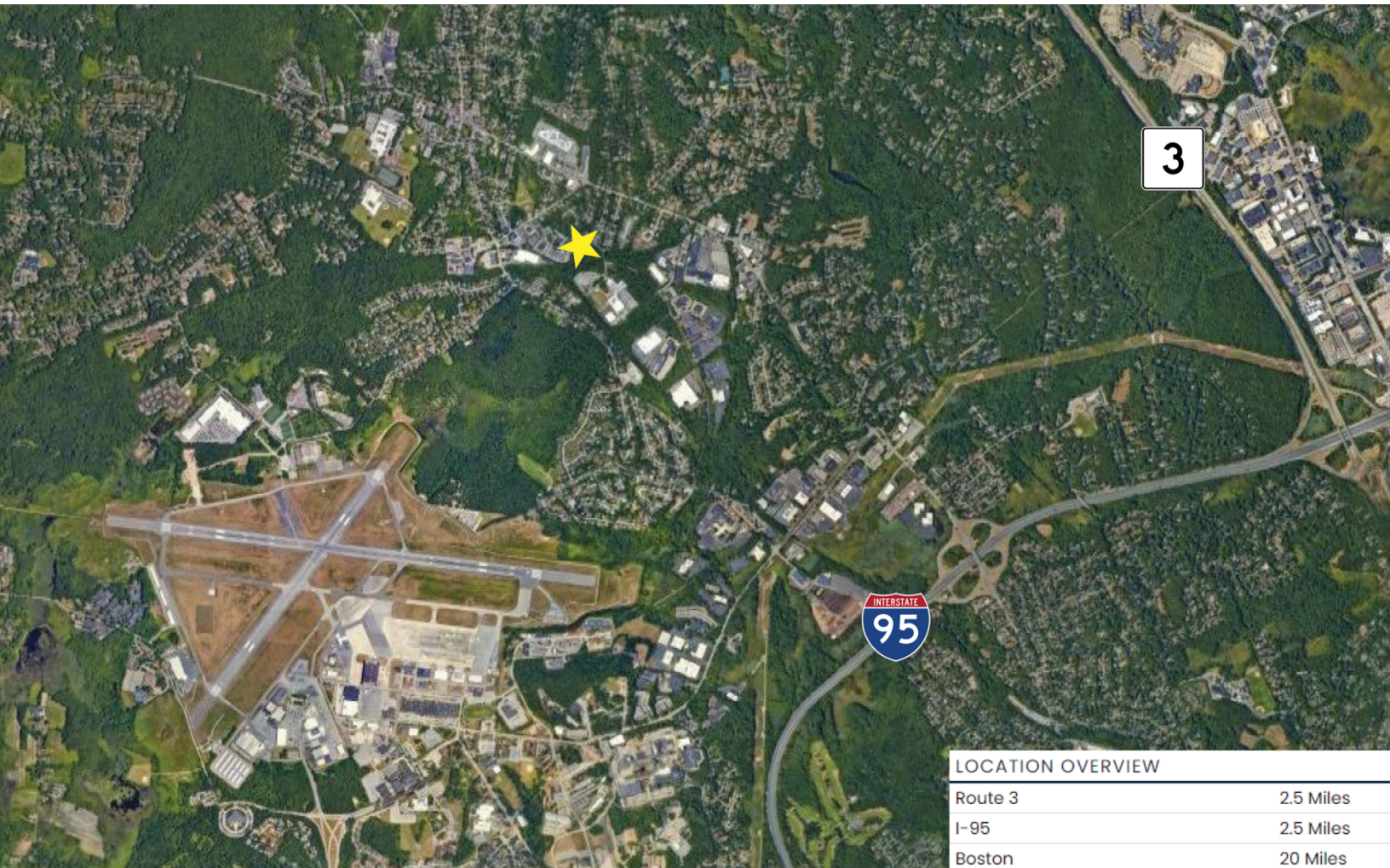
FLOOR PLAN



LOCAL MAP



AREA MAP



LOCATION OVERVIEW

Route 3	2.5 Miles
I-95	2.5 Miles
Boston	20 Miles

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