



# 24 JOLMA RD

WORCESTER, MA

FOR SALE | 45,300 SF INDUSTRIAL BUILDING ON 2.87 AC

- BACK ON MARKET
- Strategically located in Worcester just off the Mass Turnpike and Route 146
- 2.4 Miles to I-90

EXCLUSIVE AGENT



THE  
STUBBLEBINE  
COMPANY

CORFAC INTERNATIONAL

# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

45,300 SF Industrial Building on 2.87 AC for sale

Back on Market

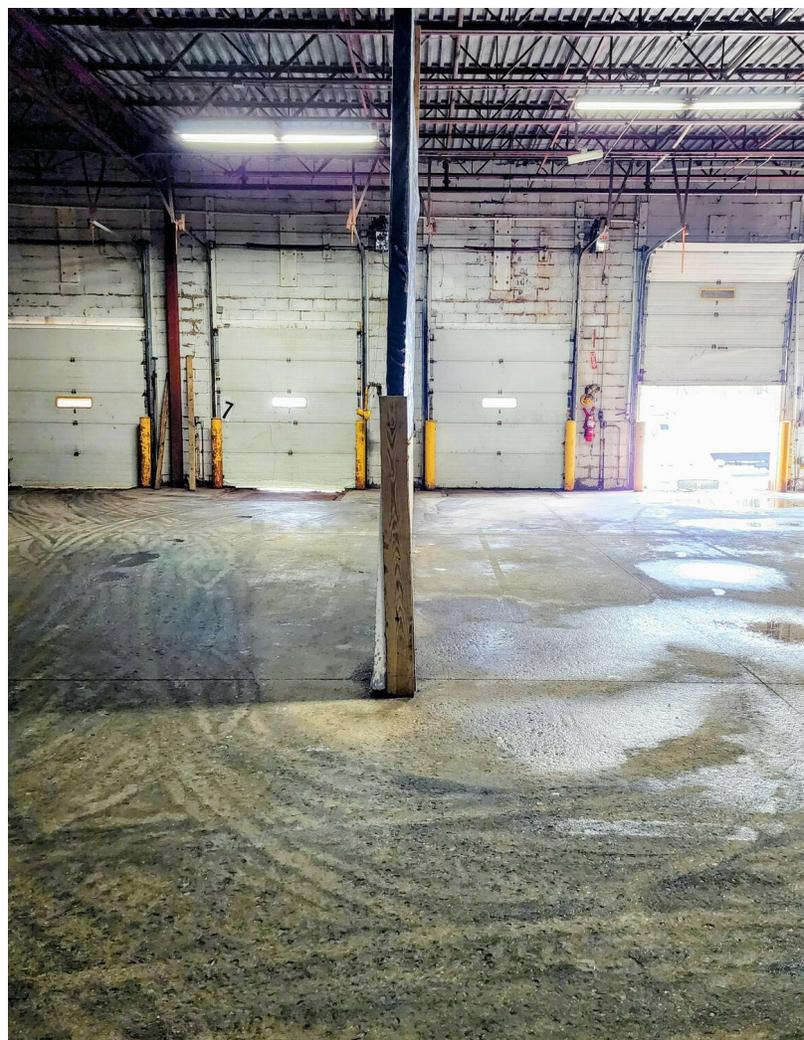
## LOCATION HIGHLIGHTS

Strategically located in Worcester just off the Mass Turnpike and Route 146

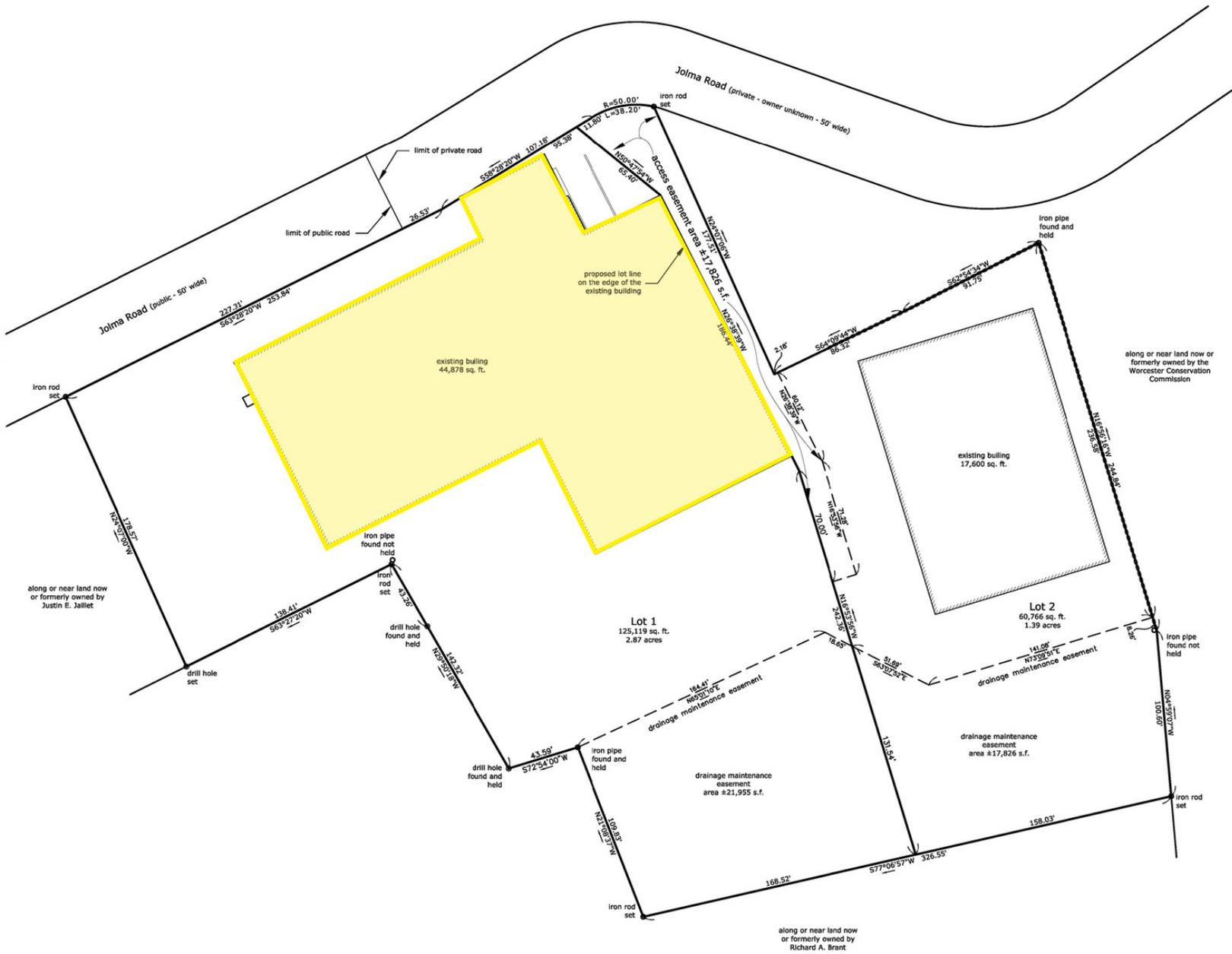
- 1.1 Miles to Route 20
- 2.4 Miles to I-90
- 3.6 Miles to Route 146

## PROPERTY SPECIFICATIONS

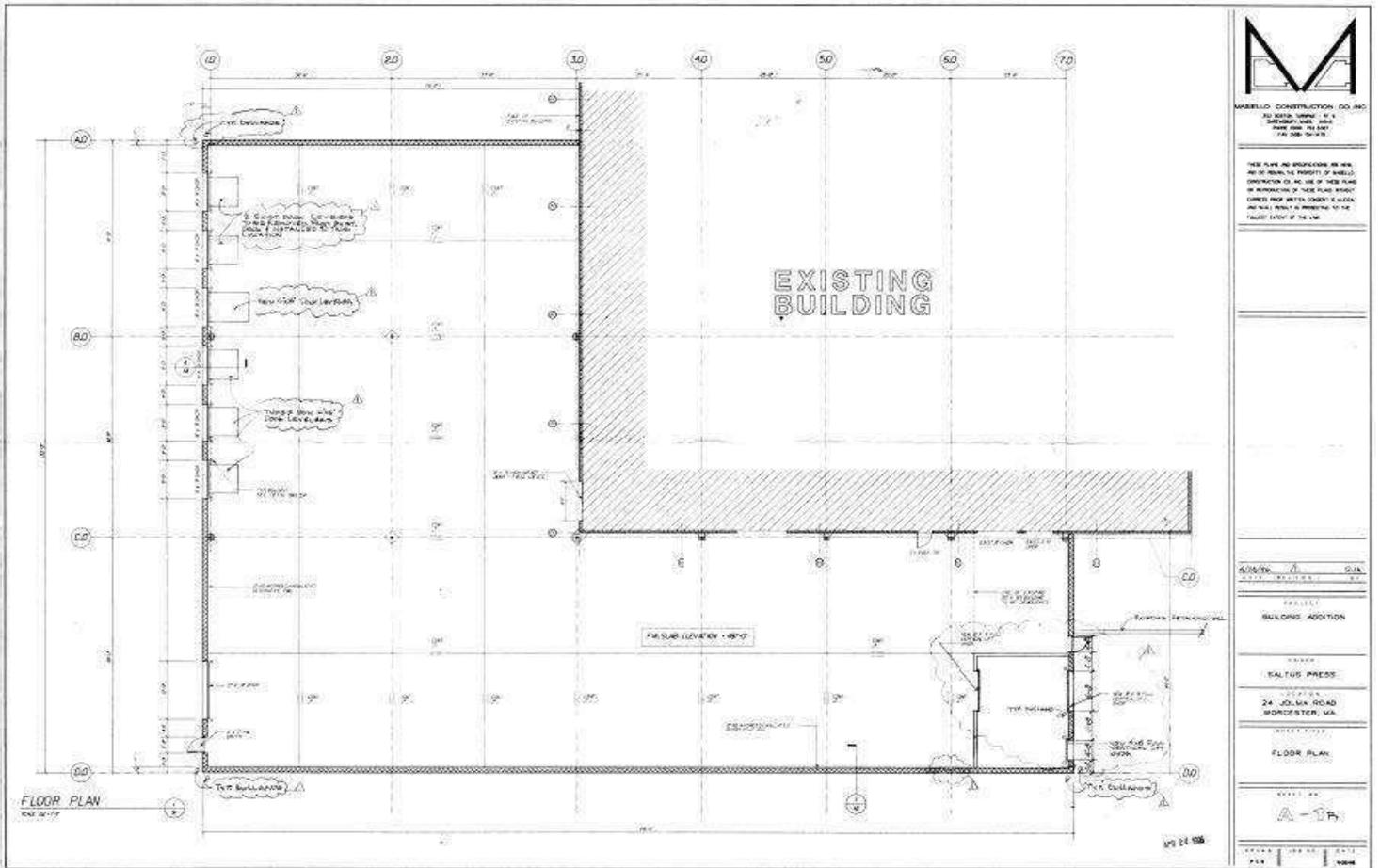
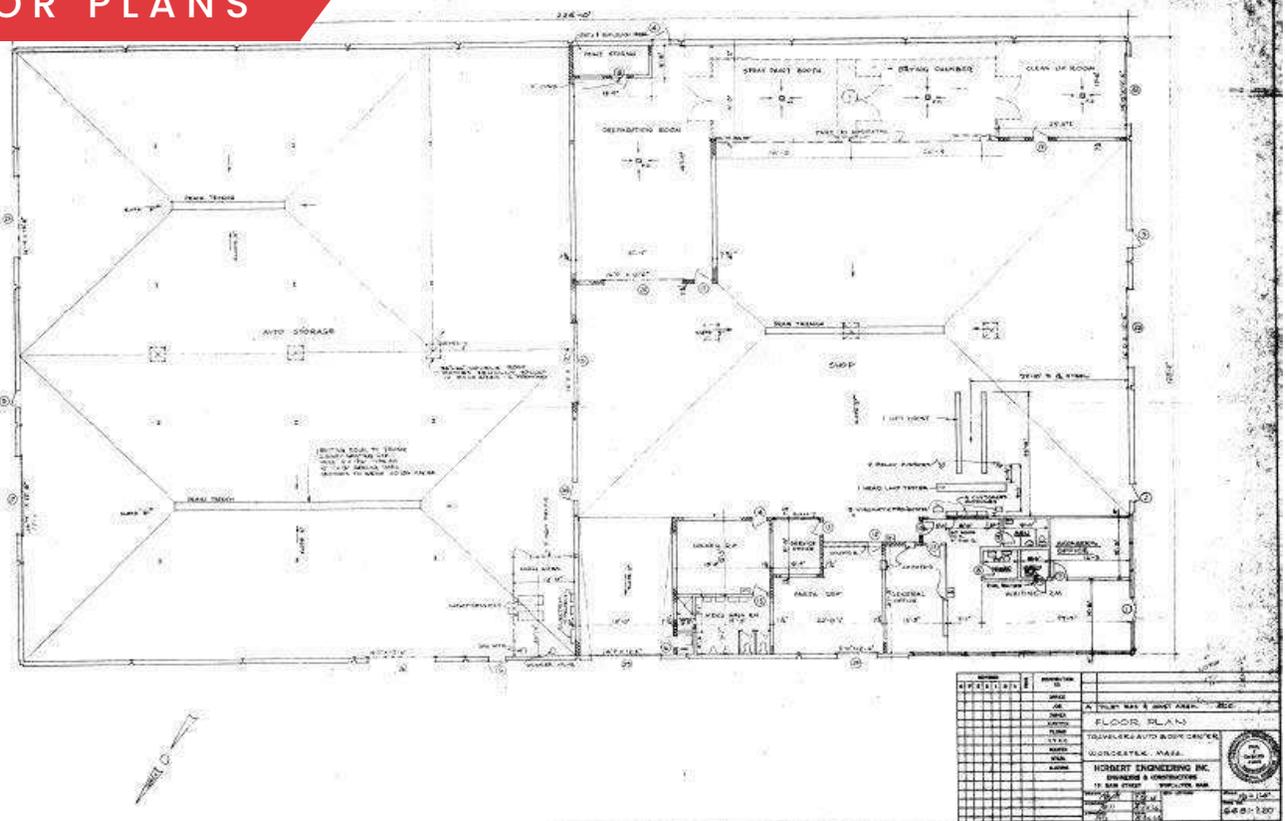
Building Size:	45,300 SF
Manufacturing/Office:	29,000 SF
Warehouse:	16,000 SF
Lot Size:	2.87 AC
Clear Height:	14' - 16'
Loading:	Six (6) tailboard with levelers; two (2) drive-in doors
Heat:	Gas
Power:	3000 amps 480v/277w 3 phase, 4 wire
Construction:	Block
Roof:	Rubber membrane
Air Conditioning:	Office/Manufacturing
Zoning:	BG-2



# SITE PLAN



# FLOOR PLANS





 UMass Memorial Health

 abbvie



 CSX

 YWCA

 R

 FERGUSON  
WATERWORKS

 NFI

 ABF  
Freight  
An ArcBest Company

# 24 JOLMA RD WORCESTER, MA

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