



24 JOLMA RD

WORCESTER, MA

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

- Strategically located in Worcester just off the Mass Turnpike and Route 146
- Heavy power, multiple loading docks, and ceiling heights ranging from 14'-16' clear



THE
STUBBLEBINE
COMPANY

CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

45,300 SF Warehouse Building on 2.87 AC

LOCATION HIGHLIGHTS

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

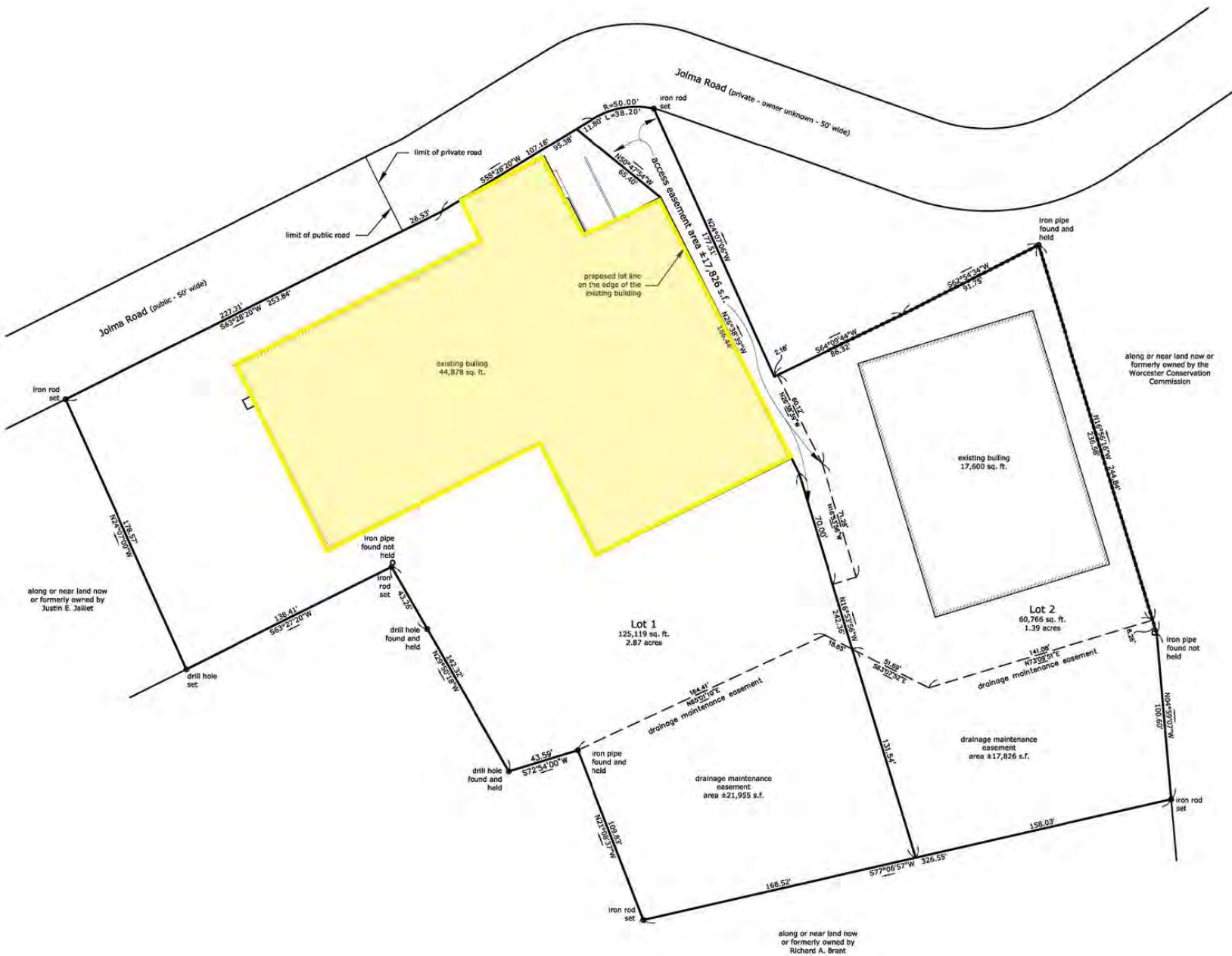
- 1.1 Miles to Route 20
- 2.4 Miles to I-90
- 3.6 Miles to Route 146

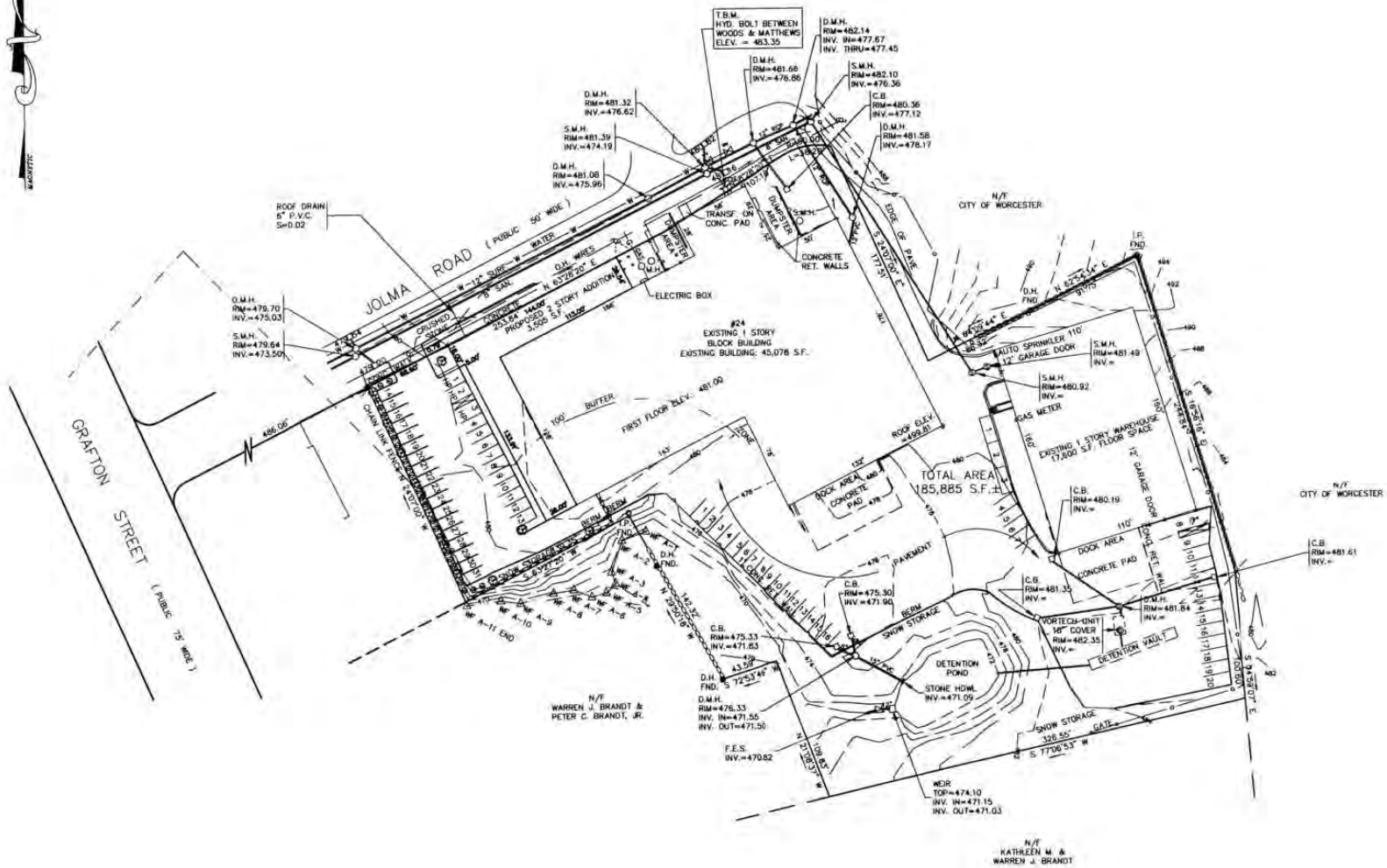
PROPERTY SPECIFICATIONS

Available SF:	45,300 SF
Building Size:	45,300 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 480y/277v 3 phase, 4 wire
Year Built:	1975
Roof:	Rubber membrane roof on original building in 2023
HVAC:	New HVAC throughout building
Zoning:	BG-2
Sale Price:	\$5,500,000



FLOOR PLAN







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