

GREEN ST & CAMERON ST PORTFOLIO

CLINTON, MA

440,000 SF INDUSTRIAL PORTFOLIO
FOR SALE



THE
STUBBLEBINE
COMPANY

GORPAC INTERNATIONAL



20 Cameron St

3R Green St

1R Green St

99 Green St

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EXECUTIVE SUMMARY

THE OFFERING

As the exclusive agent, The Stubblebine Company/CORFAC International is pleased to announce the availability of the former Weetabix / Post Cereal manufacturing facility in Clinton, Massachusetts. Strategically located in downtown Clinton, the property consists of approximately 440,000 SF of six (6) office manufacturing/distribution buildings situated on an 15.5-acre industrial/residential zoned site. Property specifications are as follows:



PROPERTY SUMMARY	
ACREAGE	+/- 15.5 Acres
BUILDING SIZE	Six Building Complex Totaling +/- 440,000 SF
ZONING	Industrial and R2 Residential
ADAPTIVE REUSE	Office, Manufacturing, Distribu- tion, Self-Storage, Dead Stor- age, Residential (R2)
HIGHWAY DISTANCE	5.5 Miles to 495 5.9 Miles to 190 7.6 Miles to 290 17.7 Miles to 90

PROPERTY SPECIFICATIONS

20 CAMERON ST



PROPERTY SUMMARY	
TOTAL SF	196,000 SF
LOT SIZE	5.64 AC
LOADING	Five (5) TailboardDocks
ELEVATORS	Yes
YEAR BUILT	1860
RENOVATION	1990

1R GREEN ST



PROPERTY SUMMARY	
TOTAL SF	52,000 SF
LOT SIZE	2.4 AC
LOADING	Eleven (11) Docks
CEILING HEIGHT	35'
YEAR BUILT	1993
POWER	600 Amp; 480v, 3-phase

PROPERTY SPECIFICATIONS

3R GREEN ST



PROPERTY SUMMARY	
TOTAL SF	79,798 SF
LOT SIZE	3.7 AC
LOADING	Two (2) Docks
CONSTRUCTION	Brick/Wood
POWER	400amp; 480v, 3-phase

99 GREEN ST



PROPERTY SUMMARY	
TOTAL SF	147,750 SF
CONSISTING OF	47,750 SF Industrial Warehouse 100,000 SF Mill Warehouse
LOT SIZE	2.5 AC
LOADING	8 Docks
CEILING HEIGHT	20'
POWER	600 Amp; 480v, 3-phase

LOCATION OVERVIEW

HIGHWAY PROXIMITY



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Unparalleled Local Expertise

**FOR MORE INFORMATION,
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