



# 1-9 POWERS ST

LAWRENCE , MA

---

FOR LEASE | 37,975 SF FIVE (5) BUILDING INDUSTRIAL PARK

- 2.4 Miles to I-93
- Ensnored in the Lawrence Industrial Park
- Subdividable

EXCLUSIVE AGENT



THE  
STUBBLEBINE  
COMPANY

CORFAC INTERNATIONAL

# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

Five (5) Building Industrial Park Totaling 37,975 SF +/-

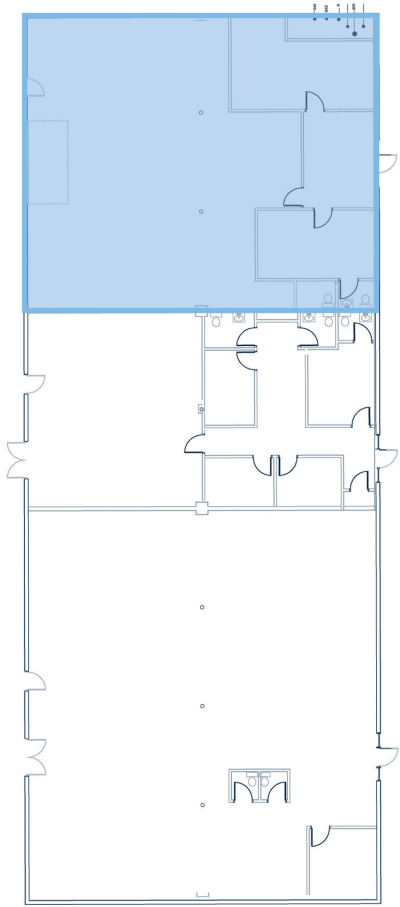
## PROPERTY HIGHLIGHTS

- 2.4 Miles to I-93
- Ensclosed in the Lawrence Industrial Park
- Subdividable

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	46,774	73,408	215,849
Total Population	136,021	210,847	597,379
Average HH Income	\$101,168	\$122,689	\$132,163

## PROPERTY SPECIFICATIONS

Available Space:	3,000 - 10,429 SF
Loading:	10 - Drive-in 2 - Tailboards
Clear Height:	13'-14'
Sprinklers:	Yes
Utilities:	Gas - Natural, Heating - Gas, Sewer - City, Water - City
Parking:	61 Spaces
Lease Rate:	Market



## 1 POWERS STREET

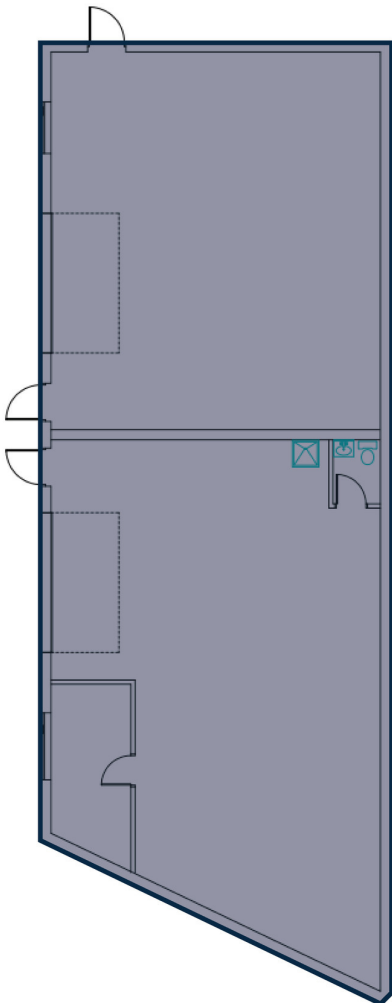
- Total Building Size: 9,000 SF
- AVAILABLE SPACE: 3,000 SF
- 13' to Deck Ceiling Height
- 3 Grade-Level Doors
- New HVAC Units
- New Roof in 2023
- Exterior Paint in 2024





## 2 POWERS STREET

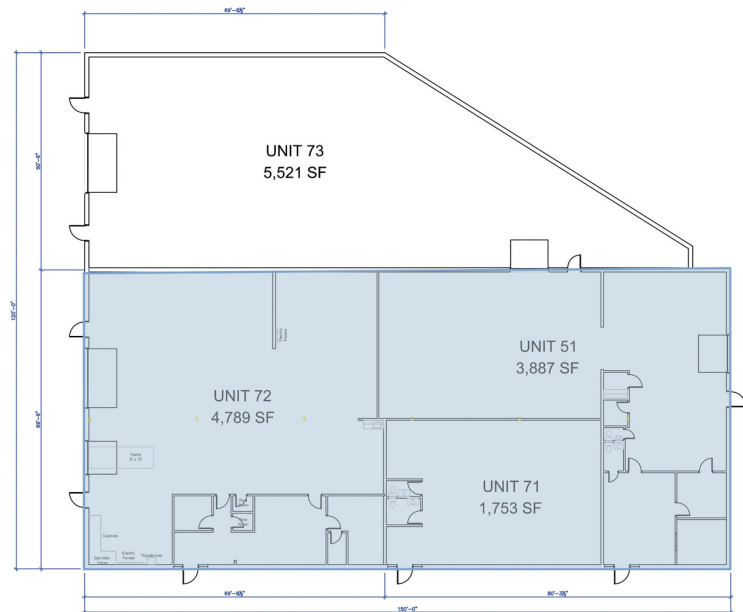
- Building Size: 3,100 SF
- Available Space: 3,100 SF
- Ceiling Height: 13' to deck
- 2 Grade-Level Doors
- Exterior Paint 2024





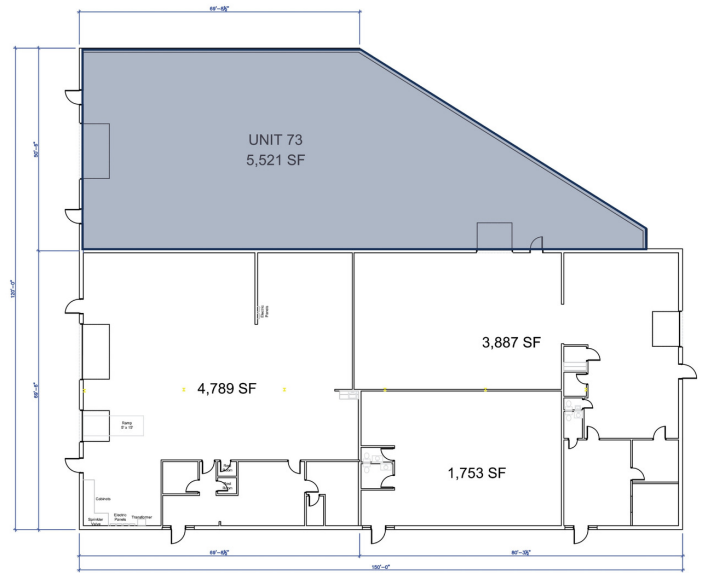
## 5 POWERS STREET

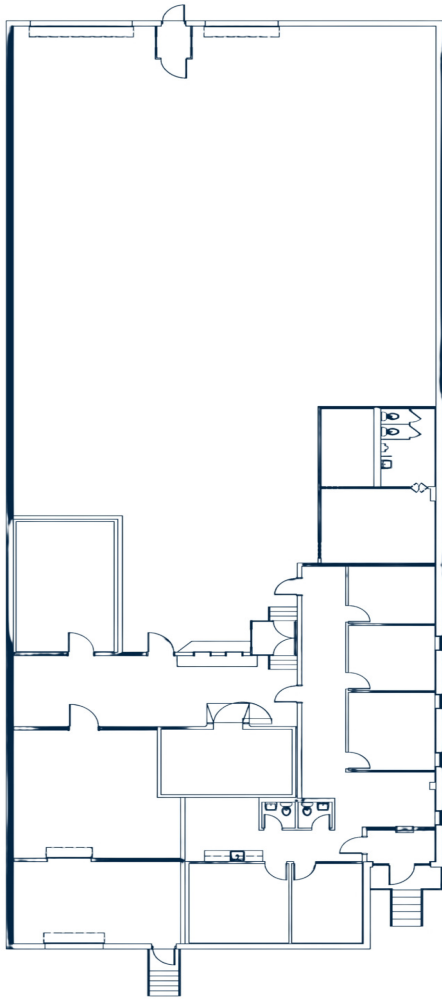
- Building Size: 10,429 SF
- Available Space: 10,429 SF
- Ceiling Height: 13'
- 1 - Tailboard Dock
- 2 - Grade-Level Doors
- New Roof 2022
- Exterior Paint 2024



## 7 POWERS STREET

- Building Size: 5,521 SF
- Available Space: 5,521 SF (March 2027)
- Ceiling Height: 13' to deck
- 1 Grade-Level Door
- New Roof in 2020
- Exterior Paint 2024





## 9 POWERS STREET

- Building Size: 10,200 SF
- FULLY LEASED
- Ceiling Height: 13' to deck
- 1 Loading Dock Door
- 2 Grade-Level Doors
- Exterior Paint 2024
- Complete building renovation & remodel





# 1-9 POWERS ST

LAWRENCE, MA

FOR LEASE | 37,975 SF FIVE (5) BUILDING INDUSTRIAL PARK

DANNY CRUZ  
978.305.0473  
danny@stubblebinecompany.com

MICAH STUBBLEBINE  
978.265.8101  
micah@stubblebinecompany.com

JAMES STUBBLEBINE  
617.592.3388  
james@stubblebinecompany.com

DAVID STUBBLEBINE  
617.592.3391  
david@stubblebinecompany.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

EXCLUSIVE AGENT



THE  
STUBBLEBINE  
COMPANY

CORFAC INTERNATIONAL