



# 815A WOBURN ST

WILMINGTON, MA

FOR LEASE | 12,600 SF +/- INDUSTRIAL BUILDING ON 1.5 AC +/-

- 1.3 Miles to Route 93
- 2.9 Miles to Route 95
- Full HVAC, Heavy Power, Ample Office Space

EXCLUSIVE AGENT



THE STUBBLEBINE COMPANY

CORFAC INTERNATIONAL

# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

12,600 SF +/- Industrial Building on 1.5 AC +/- for Lease

## PROPERTY HIGHLIGHTS

- 1.3 Miles to Route 93
- 2.9 Miles to Route 95
- 4.1 Miles to Route 28
- Full HVAC, heavy power, ample office space

## PROPERTY SPECIFICATIONS

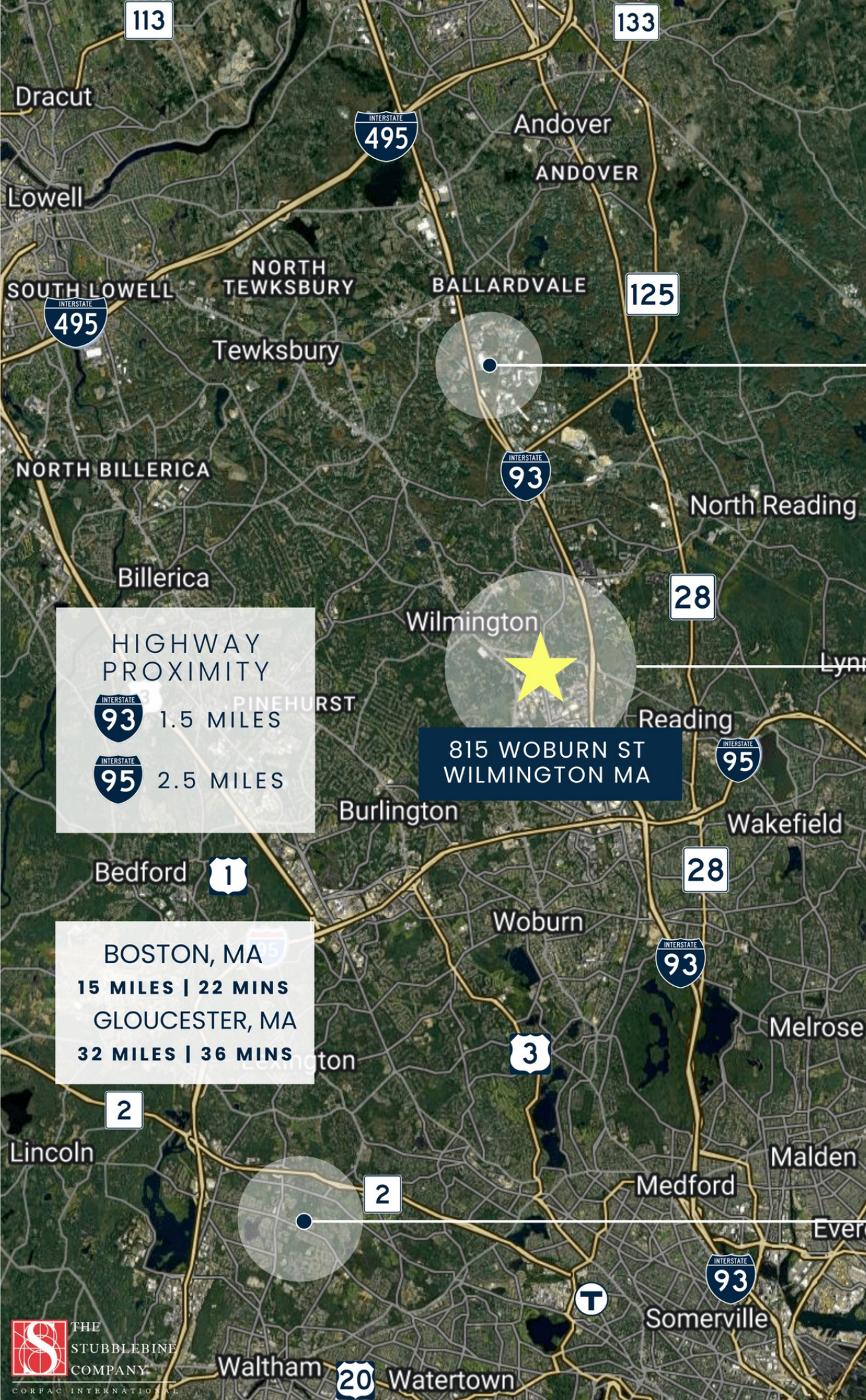
Building Size:	12,600 SF +/-
Lot Size:	1.5 AC +/-
Clear Height:	20'
Sprinklers:	Yes
Drive Ins:	2 tot./14' h
Parking:	15
Construction:	Masonry
Lease Rate:	Market

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	24,107	69,204	317,298
Total Population	63,860	180,399	813,028
Average HH Income	\$170,397	\$164,456	\$168,439









**HIGHWAY PROXIMITY**

 1.5 MILES

 2.5 MILES

**BOSTON, MA**  
15 MILES | 22 MINS

**GLOUCESTER, MA**  
32 MILES | 36 MINS

**815 WOBURN ST  
WILMINGTON MA**

**Monogram**  
foods

**TECOMET**

**WATSON  
MARLOW**

**CUBBY**  
Oil & Energy

**.monks**

**PACK SELF STORAGE**  
CLIMATE CONTROLLED - DIRECT ACCESS

**NEW ENGLAND COFFEE**  
EST. 1972

**HEILIND  
ZOLL**



PEPSI BEVERAGES COMPANY

ATLAS PAPER COMPANY

**ANALOG DEVICES**



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CARPETS & FLOORING

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**DAIKIN**  
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**BOYD**

BostonDynamics<sup>®</sup>

**ThermoFisher**  
SCIENTIFIC

**CUBESMART**  
self storage

**Tighe**Logistics GROUP

**SPRY**

**MOVING BOSTON**

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## WILMINGTON, MA

FOR LEASE | 12,600 SF +/- INDUSTRIAL BUILDING ON 1.5 AC +/-

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