



370 Wareham St - Rte 28
Middleboro, MA

For Lease at \$18.50/SF NNN

Industrial Space Available | Ranging from 11,469± SF to 19,717±SF

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HARTEL COMMERCIAL REAL ESTATE
Falmouth ~ Quincy



**Fully Approved for
Marijuana Grow**

**POTENTIAL TO SUBDIVIDE
AND BUILD TO SUIT**

Property Summary

Space Available -11,469± SF to 19,717± SF

15.21± Acre Site - Lot 2B

Ample Parking

Approved For: 14 x 14 Overhead Doors

Private Bath in Unit

3 Phase Electric - Gas Heat

Floor Drains into Tight Tanks w/Septic

Fully Sprinkled

General Use Zoning & Located in CBD Zone

Close to Interstate 495 & Direct Location on Route 28

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4 INDUSTRIAL BUILDINGS
TOTALING 76,519± SF

Available Units

Building 9

17,368± SF

Building 11

11,469± SF

Building 13

19,717± SF

Building 15

19,717± SF

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Sale Information

Lot 2B - 15.21± Acres - **\$15,995,000**

* 4 Industrial Buildings 76,519± SF

Lot 3A - 9.39± Acres - **\$1,995,000**

* Approved for 3 Industrial Buildings
44,295± SF

Entire Property - 25.82± Acres -
\$17,900,000

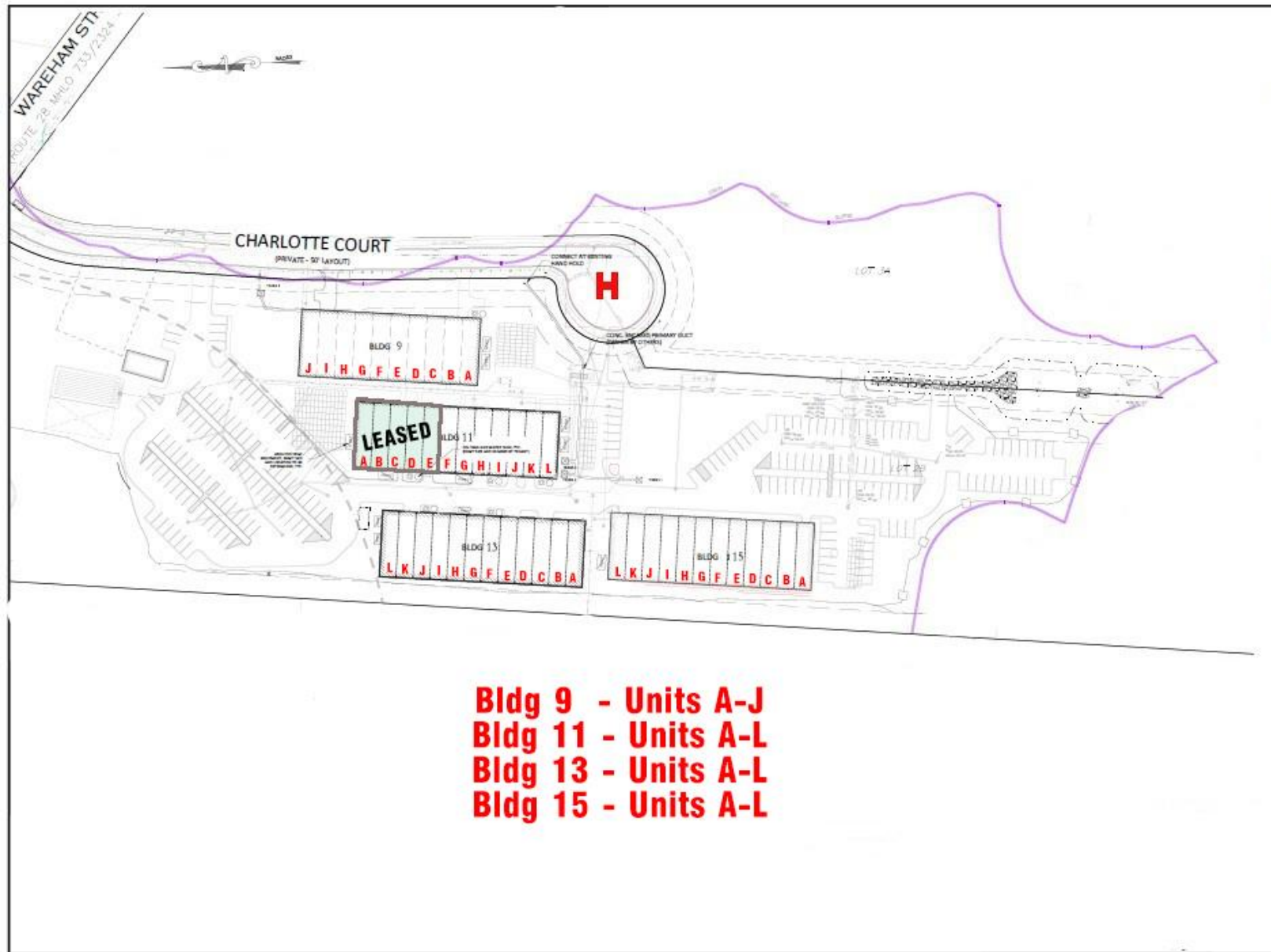
* Lot 2B - 4 Industrial Buildings
76,519± SF

* Approved for 3 Industrial Buildings
44,295± SF

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Potential to Subdivide and Build to Suit

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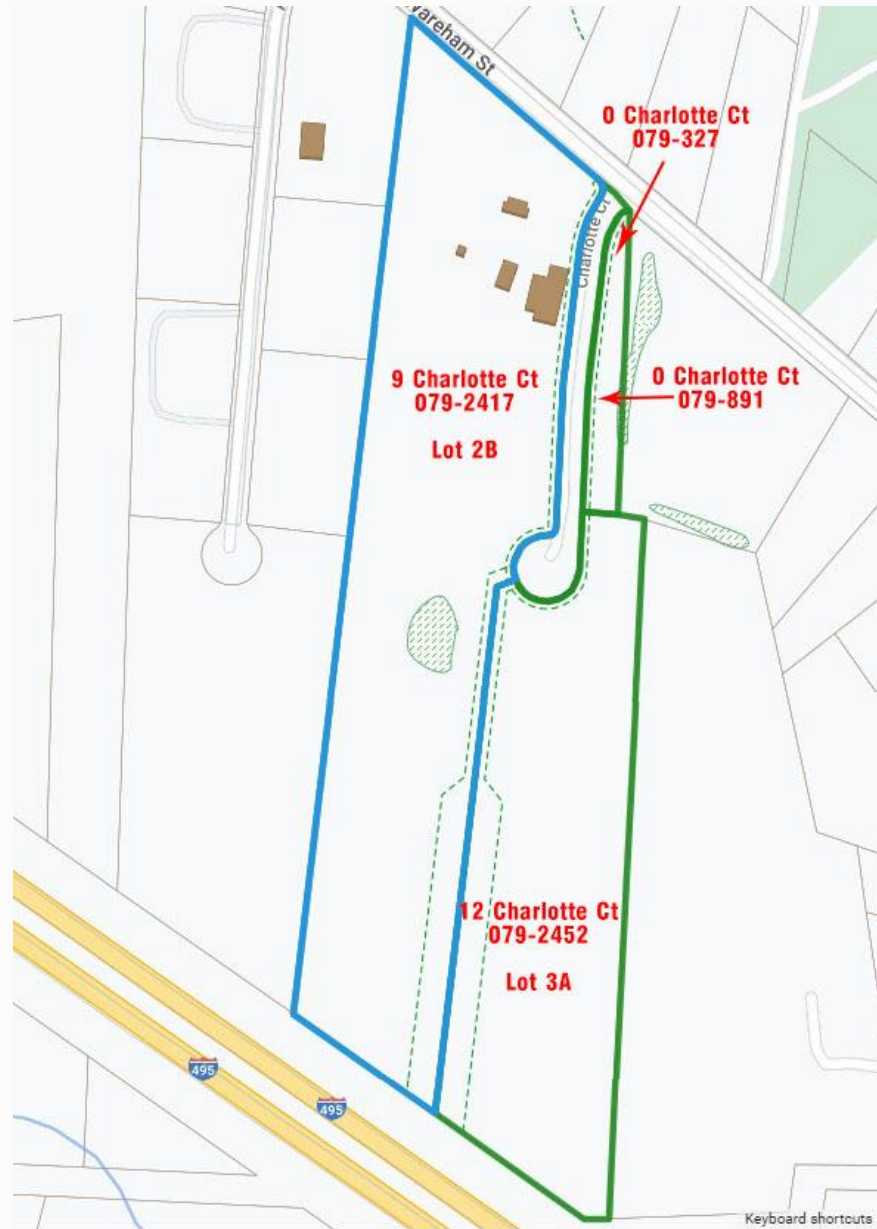
Site Plan - Unit Allocation

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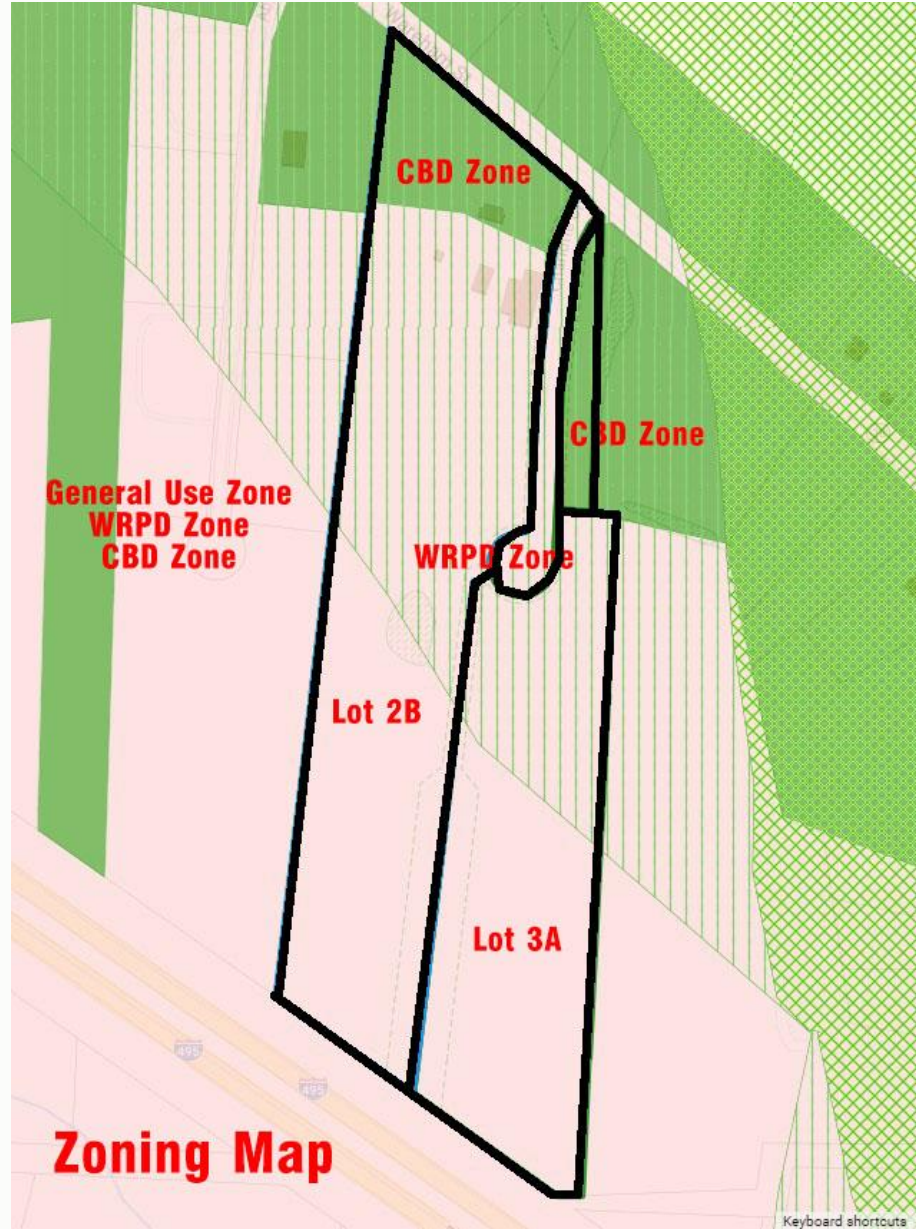


Neighborhood

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Assessor



Zoning - General Use/WRPD/CBD

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