



## FOR LEASE Office Space

### Roberto Magno

Founder - Principal

617.823.5303

[roberto@castlearchpa.com](mailto:roberto@castlearchpa.com)

### Sergio Magno

Managing Director

978.835.1915

[sergio@castlearchpa.com](mailto:sergio@castlearchpa.com)

### Sabrina Magno-Malpassi

Director

617.331.1330

[sabrina@castlearchpa.com](mailto:sabrina@castlearchpa.com)

68 Leonard St, Suite 207  
Belmont, MA 02478  
[castlearchpa.com](http://castlearchpa.com)

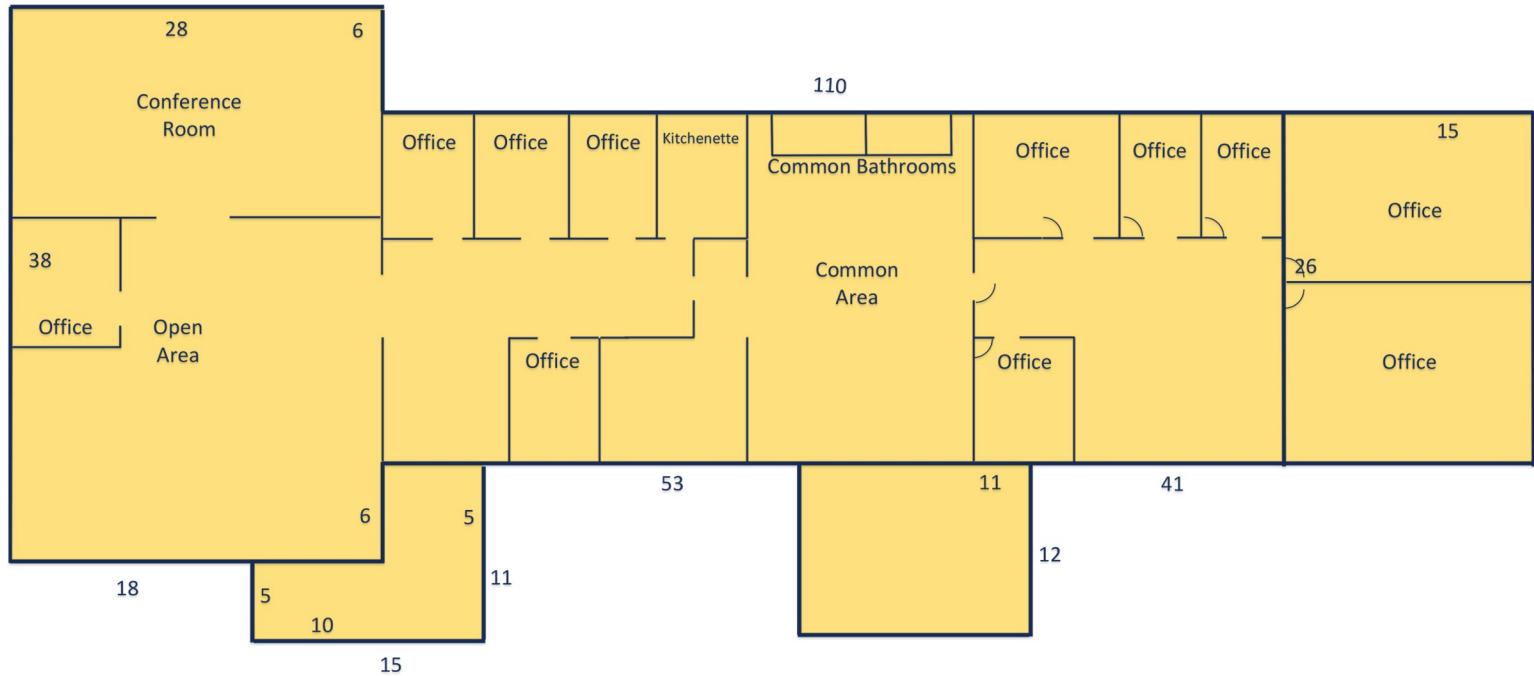
## 296 Newton Street, Waltham, MA

Up To 13,000 SF Of Office Space For Lease

### Highlights:

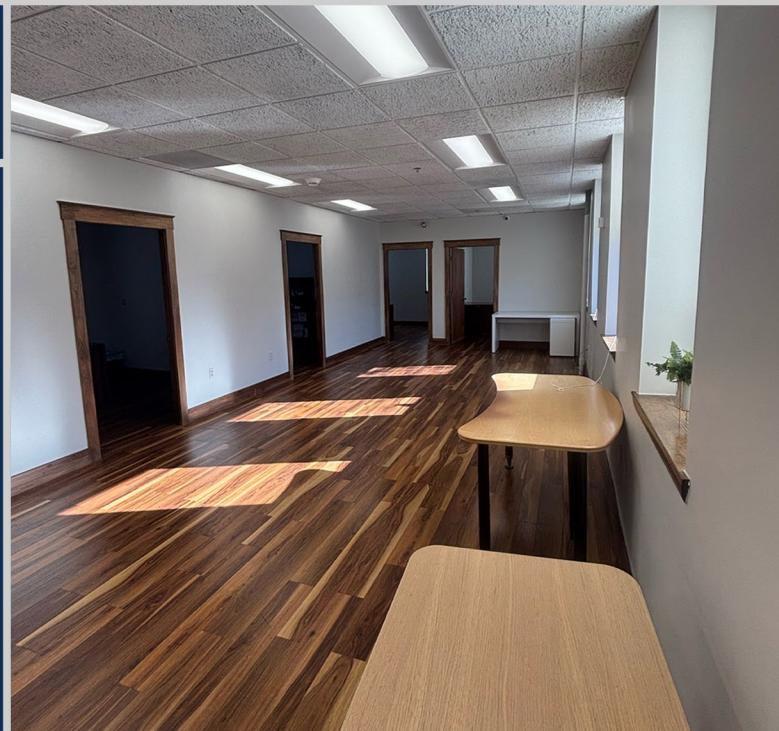
- Multiple Suites Available, Ranging from 1,150 - 13,000 RSF
- Asking \$18.00 - \$23.00 per RSF
- Flexible Lease Terms
- 0.8 Miles to MBTA Commuter Rail
- Close Proximity to 95 and Mass Pike
- Walking Distance to Moody Street "Restaurant Row"
- Abundant Onsite Parking Available

# Typical Floor Plan Layout



## AVAILABLE SUITES

<u>Suite Number</u>	<u>RSF</u>	<u>AVAILABLE</u>
Suite 150	2,755 RSF	<i>Immediately</i>
Suite 200	1,559 RSF	<i>Immediately</i>
Suite 250	2,755 RSF	<i>Immediately</i>
Suite 300	1,150 RSF	<i>Immediately</i>
Suite 350	2,744 RSF	<i>Immediately</i>



# Location/Amenities

