



ILLUSTRATIVE RENDERING

1130 Eastern Avenue

MALDEN, MASSACHUSETTS

FULL RENOVATION PLANNED

UP TO 15,400 SF FLEX/INDUSTRIAL

ROUTE 60 HIGH VISIBILITY



BURGESS
PROPERTIES

781-321-5200

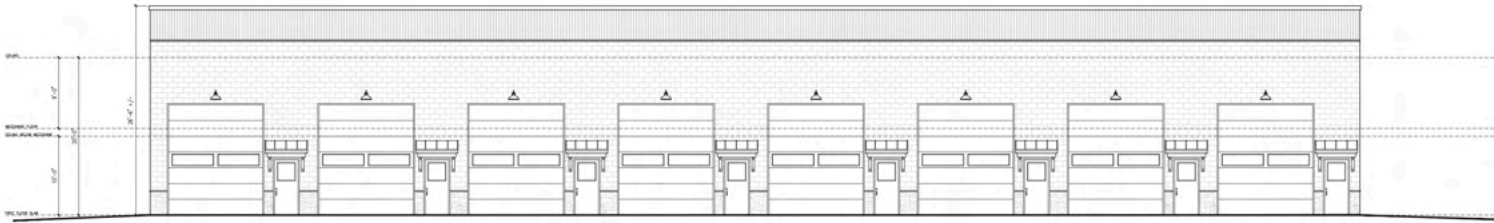
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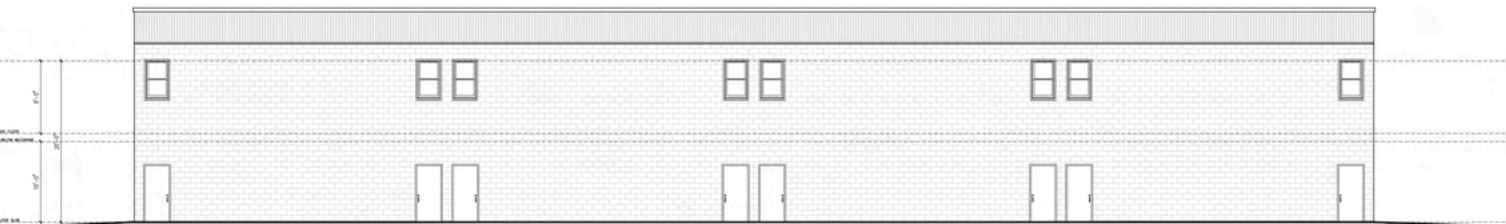
PROPERTY HIGHLIGHTS

- Up to 15,400 SF_{+/-} Building
 - +/-12,494 SF existing building to be possibly enlarged
 - Possible Units from +/-1,925 SF up to 15,400 SF
- Multiple At-Grade Loading Doors
- High Visibility on Route 60
- Excellent Highway Access
- Walk to **MBTA**
 - **109 BUS** directly on **Eastern Ave**
 - **ORANGE LINE** +/- 1.9mi
 - **COMMUTER RAIL** +/- 1.9mi



PROPOSED FRONT ELEVATION

Scale: 1/8" = 1'-0"

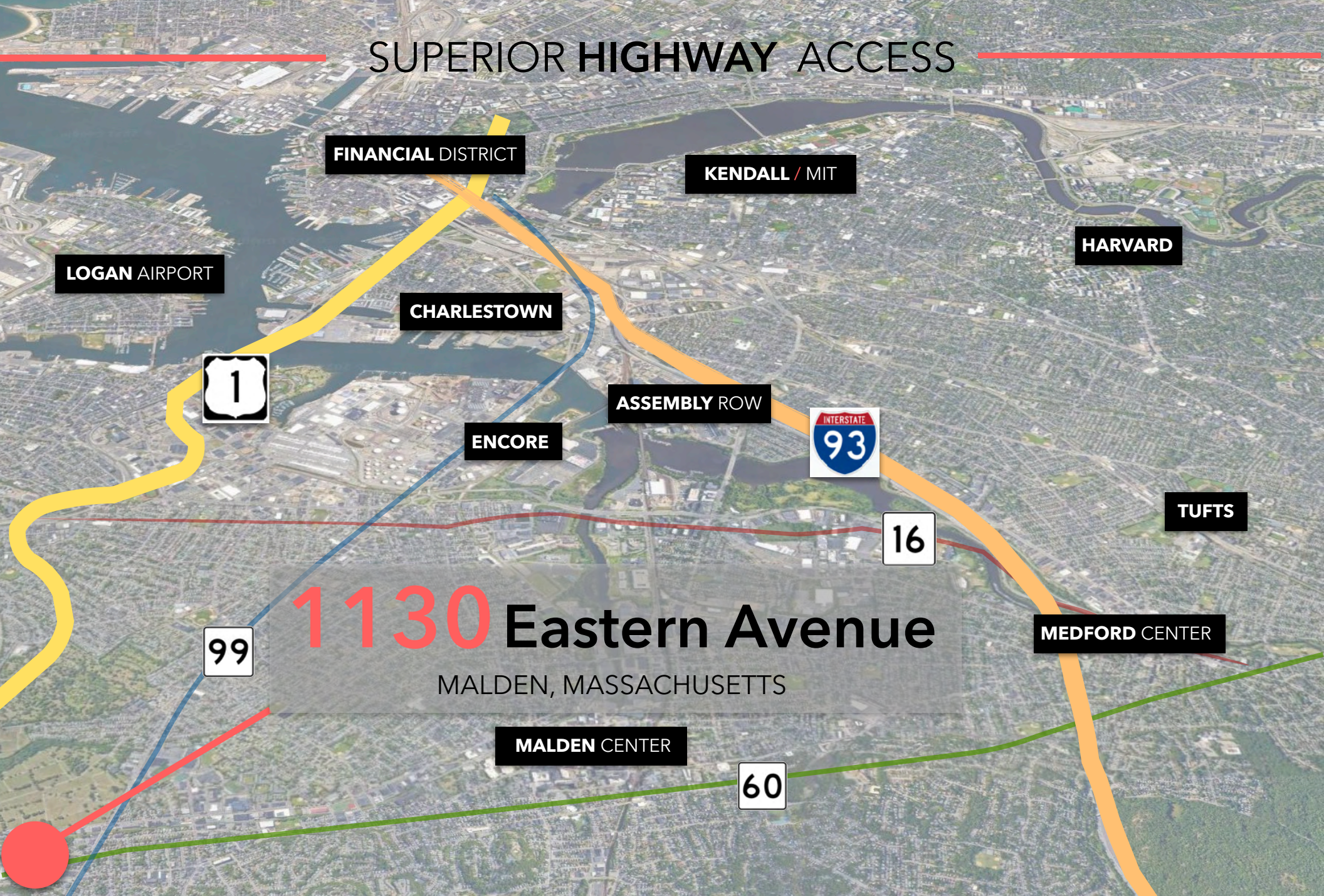


PROPOSED REAR ELEVATION

Scale: 1/8" = 1'-0"

As Exclusive Agent for 1130 Eastern Ave LLC, Burgess Properties, LLC is pleased to present the opportunity to lease this highly visible warehouse/ flex building in a quickly developing inner suburban location. MBTA access (bus) within walking distance, excellent highway access, minutes to Boston - a very rare opportunity in Boston's inner suburban industrial market.

SUPERIOR HIGHWAY ACCESS



1130 Eastern Avenue

MALDEN, MASSACHUSETTS

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