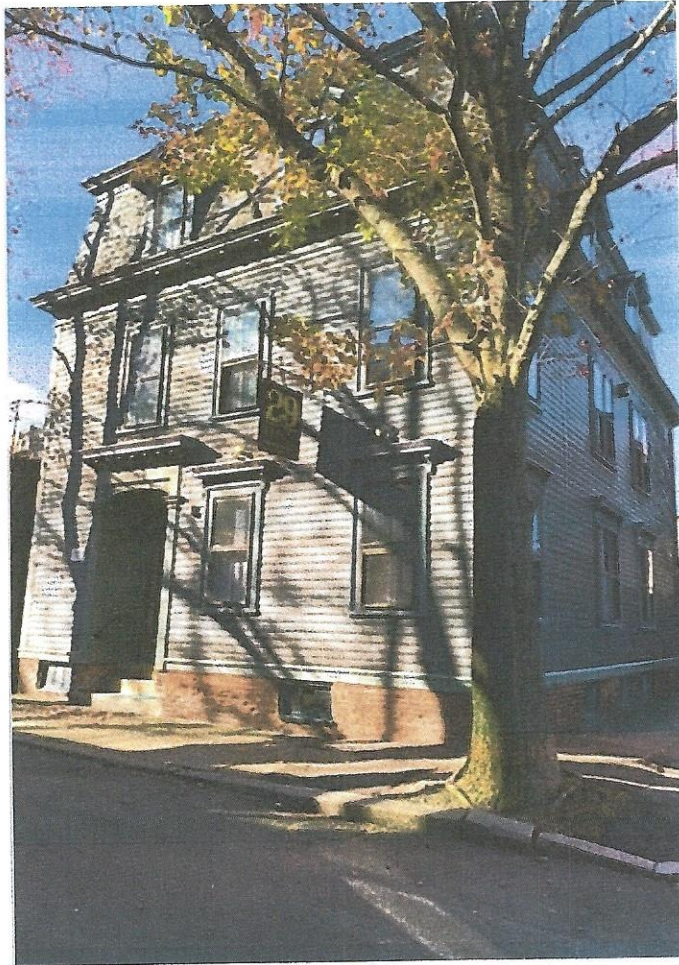




OLYMPUS GROUP REAL ESTATE



29 Elbow Street -Providence, RI

The historic A & L Weeks Homestead (circa 1886)

A unique Upper Level "Studio Style" workspace for lease.

* **Location:** heart of Providence's Innovation (former Jewelry) District, surrounded by extensive residential, medical, educational, and commercial development.

* **Facility Set-Up:** **2nd Level Inside:** (1200+/-sf) Open entry area, Fireplaced meeting room, Library/workspace, "Morrocan" style room, Galley kitchen, Laboratory/mudroom workspace, Lavette

2nd Level Outside: (1200+/-sf) Extensive fenced stone patio/outdoor work /meditation area with panoramic neighborhood views.

3rd Level Inside: (1200+/-sf) Open entry area, Study with half bath, Spa style skylighted walk in shower plus toilet/bidet, Fireplaced skylighted work area, Sliding door skylighted work area.

* **Mechanicals:** Municipal water and sewer, 200amp electric, gas forced water baseboard heat, central electric A.C., cable/internet wired. Parking 2 vehicles

* **Offered for Lease:** **\$3600./mo** base rent, plus utilities.
3% annual escalation.

Gregory E. Micallef - Broker Principal

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