

# Retail/Flex Building

12,000-50,000 SF available

## 701-707 Technology Drive

Stoughton, MA

### RADER PROPERTIES, INC



# 701-707 Technology Center, Stoughton, MA



## Specifications

Traffic Count: 127,771 ADT Rt 24

Total GLA: 77,584 square feet

Location: Located in the established Stoughton Technology Center, just off Route 24 at the Route 139 interchange. (Exit 20)

Size: 77,584 SF Total

Space Available: 9,100 SF – 77,584 SF

Land Area: 8.2 acres

Zoning: Highway Business, HB

Allowed uses: Retail, office, R&D, manufacturing, warehouse, medical, recreational and sport uses.

Clear Height: 21'

Utilities: Gas, electric, town water and sewer.

Parking: 350 Spaces, 4.5 cars/1,000 SF

Loading: Five (5) docks

Neighbors: BJ's Wholesale Club, Kohl's, Bob's Discount Furniture, Amazon, Olive Garden, Marriot Courtyard and numerous office tenants, among others.

## Demographics

	3 Mile	5 Mile	7 Mile
Population	62,024	160,345	328,905
Number of HH	22,979	60,134	122,957
Average HH income	\$99,977	\$102,336	\$105,721

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*For more information or to schedule a building tour contact:*

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