

YOUR OFFICE
BY DAY



THE **MIGHTY** *WORKSPACE*

@ 1 DAVID ORTIZ DRIVE, BOSTON, MA



OUR BREWERY
BY NIGHT

UNIQUE SUBLEASE OPPORTUNITY

IN THE FENWAY
NEIGHBORHOOD



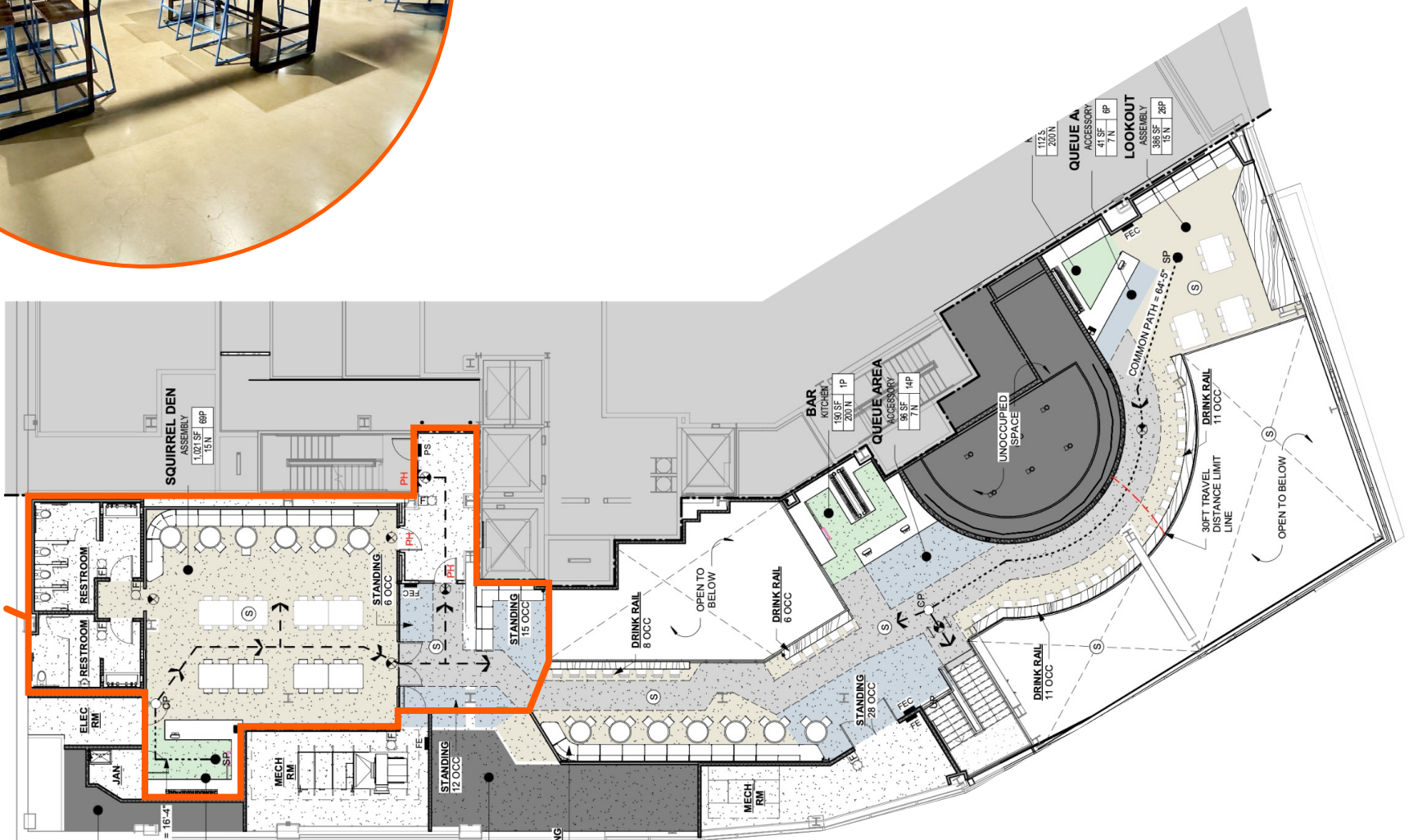
**4,500 SF
OF WORKSPACE**
on 2nd Floor

THE SQUIRREL DEN

AVAILABLE FOR SUBLEASE:

Monday - Friday

7:00 AM - 5:00 PM





**FULLY
OPERATIONAL
KITCHEN**

run by
In-house chef

***FULL-SERVICE
BREAKFAST AND LUNCH***

Available to the tenant every day
starting at 7:00am and 11:00am
respectively.

Custom menus and buffets can
be arranged.

ADDITIONAL SPACE DETAILS

AVAILABLE SF:

4,500

RENT:

\$30k/month

(includes all utilities and daily cleaning)

FLOOR:

2

TERM:

12-36 months

AMENITIES:

Full-Service Meals
Stair & Elevator Access
Private Restrooms





BOSTON UNIVERSITY

1 DAVID
ORTIZ DRIVE

LANSDOWNE

FENWAY PARK



The area around 1 David Ortiz Drive offers exceptional walkability, an abundance of dining and cultural options, and easy access.

 **BLUEbikes**

 **MBTA BUS STOP**



95
WALK SCORE
WALKER'S PARADISE

40+
RESTAURANTS/CAFES
IN IMMEDIATE AREA

FENWAY NEIGHBORHOOD

2 Min.
WALK TO MBTA
LANDSDOWNE STATION
COMMUTER RAIL

8 Min.
WALK TO MBTA
GREEN LINES B, C, D





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