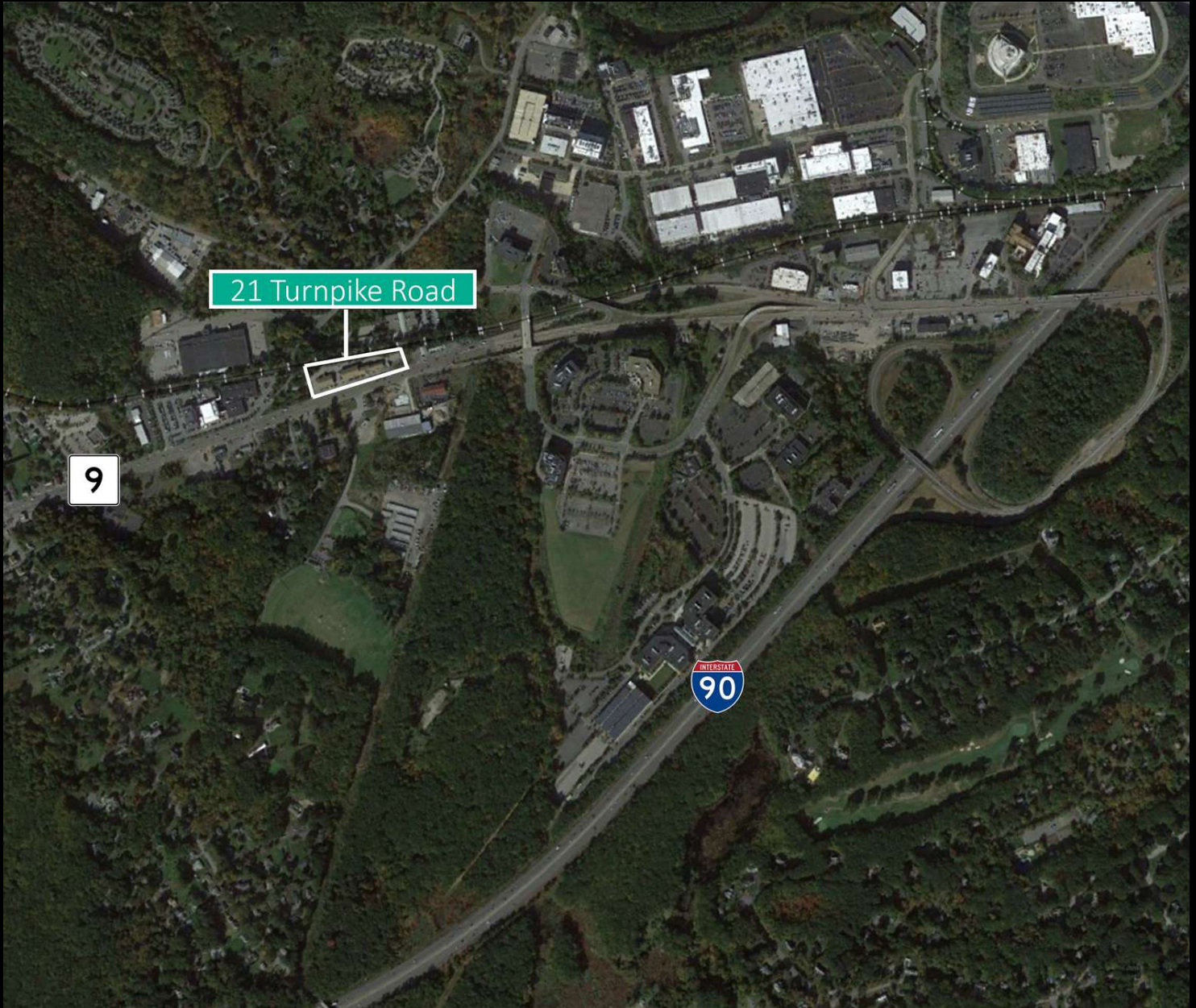


RETAIL SPACE FOR LEASE

21 TURNPIKE ROAD

Southborough, Massachusetts



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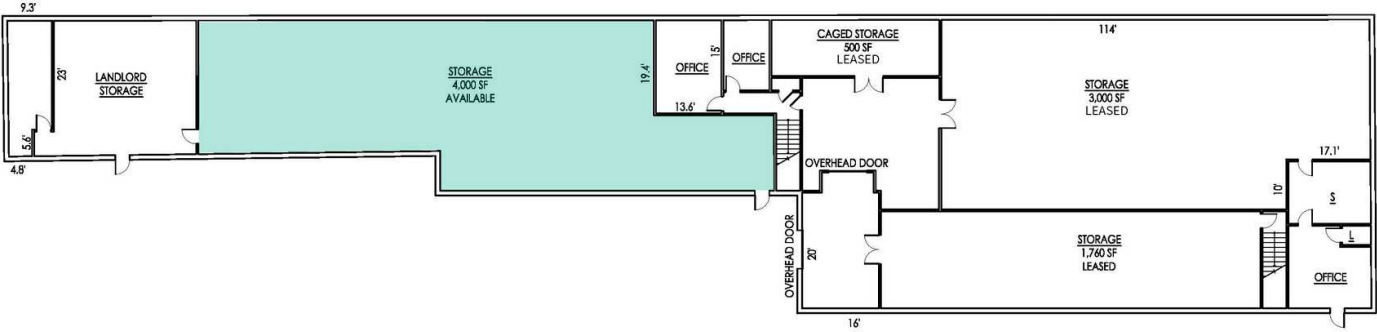
PROPERTY DESCRIPTION

Kelleher & Sadowsky is pleased to present 21 Turnpike Road in Southborough as available for lease. This property is extremely well located along Route 9, with outstanding visibility. The property is located 1 mile away from I-90 and only 3.5 miles from I-495. The available retail spaces are between 800 SF - 4,000 SF. The building also offers 4,000 SF of warehouse space which can be accessed directly from some of the first-floor retail spaces in the building. Signage opportunities are available on the building as well as the pylon sign located directly along Route 9. Call us today to schedule a tour.

OFFERING SUMMARY

Property Type:	Retail & Warehouse
Available SF:	Retail: 800 SF - 4,000 SF Warehouse: 4,000 SF
Lot Size:	3.15 acres
Zoning:	BH
Lease Rate:	Negotiable

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	635	46,288	136,970
Total Population	1,634	121,537	364,497
Average HH Income	\$208,095	\$163,569	\$187,355



LEASE PLAN 1
SCALE: 1" = 20'-0" A-1.1

