

PROFESSIONAL OFFICE SPACE FOR LEASE

319 SOUTHBRIDGE STREET

Auburn, Massachusetts



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PROPERTY DESCRIPTION

Brian Johnson of Kelleher & Sadowsky is pleased to present 319 Southbridge Street, the Auburn Professional Building, in Auburn, MA as available for lease. Available in the building is one ±1,300 square foot office suite located on the second floor. The suite was formerly occupied by a law firm and is currently built out with a conference room, three (3) large offices, kitchenette, and support area. The space has been recently refreshed with new carpet and paint. In addition, there is one single private office available on the third floor. Tenants will have access to a common kitchenette and common bathrooms.

The building is home to various other professional tenants that include a mortgage company, financial advisor, and counseling services. The parking lot was just recently resurfaced in the fall of 2025. The Auburn Professional Building is situated on heavily traveled Route 12 at the center of Auburn, providing easy access to I-290, I-90 (Mass Pike), and Route 146. The property offers companies a professional setting with ample on-site parking, local ownership, and area amenities. Please give us a call today to schedule a tour.

OFFERING SUMMARY

Property Type:	Office
Available SF:	2nd Floor: ± 1,300 SF Office Suite 3rd Floor: ± 200 SF Private Office
Building Size:	12,000 SF
Zoning:	LB - Limited Business
HVAC:	Gas / Hot Water / Central AC
Parking:	± 45 Spaces
Lease Rate:	3rd Floor: \$675/month Suite 200: \$21.25/ SF
Lease Type:	Net of electricity & gas



FOR LEASE • 319 SOUTHBRIDGE STREET

Location Map



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