

48 COMMERCIAL ST MEDFORD, MA 02155

LAY DOWN YARD FOR LEASE



PROPERTY DESCRIPTION

1.5 acres flat paved land large curb access electrical service close to Downtown with easy access for trucking and deliveries. Ideal construction laydown or staging area to commercial development in Metro Boston

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	65,000 SF
Lot Size:	1.5 Acres

DEMOGRAPHICS

	0.25 MILES	0.5 MILES	1 MILE
Total Households	545	2,703	13,216
Total Population	994	5,432	29,269
Average HH Income	\$123,725	\$110,709	\$99,500

PROPERTY HIGHLIGHTS

- Close to Downtown Boston and major commercial development projects
- Utilities available for construction trailers and outdoor electrical needs
- Close to rte 93 and all major surface transportation arteries
- Flat newly paved
- Gated
- Available for short term needs

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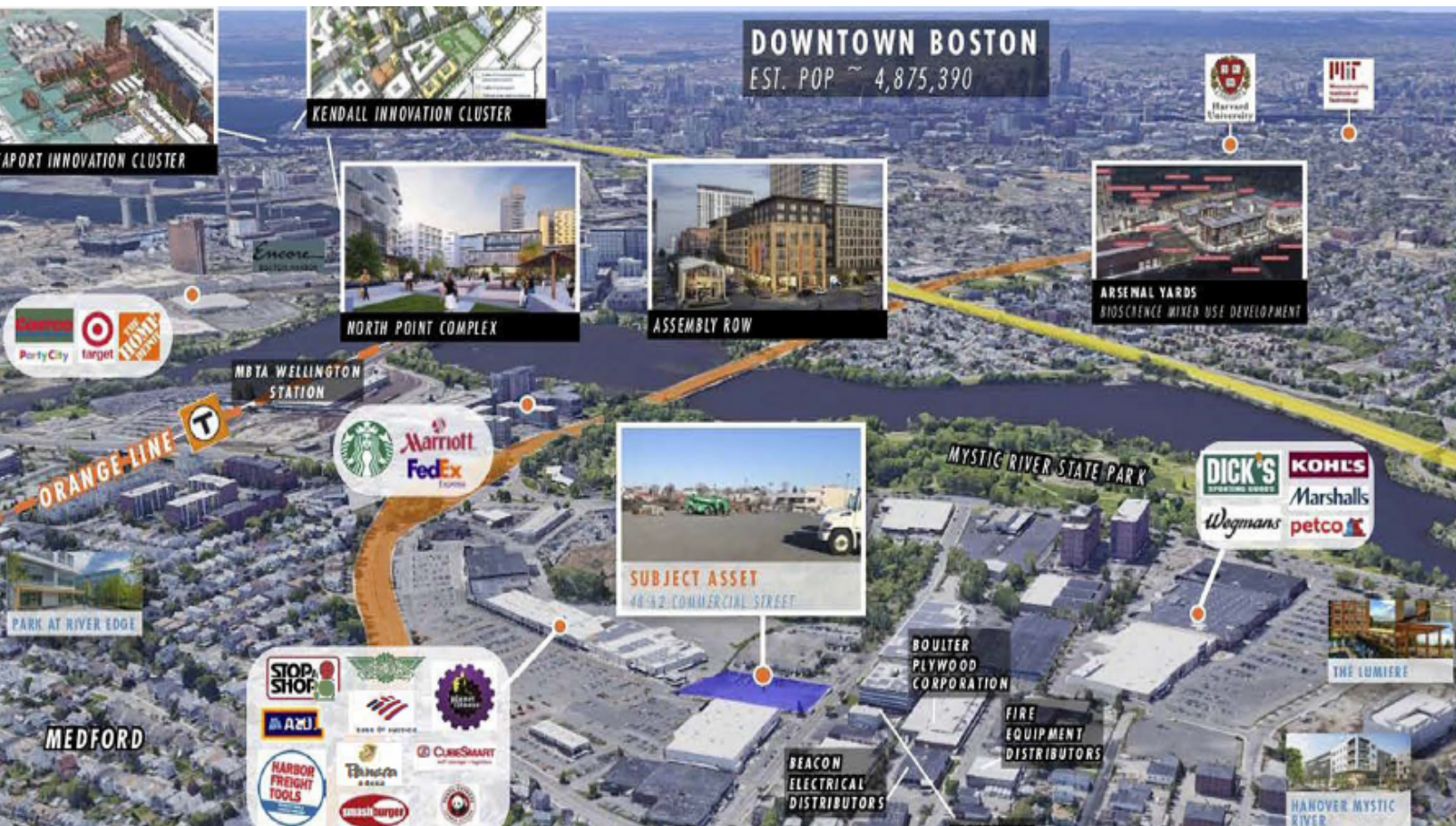
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LAY DOWN YARD FOR LEASE

LOCATION DESCRIPTION

This highly accessible 1.5-acre lay down yard in Medford, MA, is ideal for both construction and storage needs. Its prime location boasts convenient access to Downtown Boston, current commercial developments, I-93, and public transportation. Additionally, the yard enjoys a strategic position near the Kendall, Seaport, and North Point Innovation Clusters, making it perfect for servicing construction jobs in Boston, Cambridge, and Somerville.

The scarcity of land parcels of this size in such a central location makes this a highly sought-after short-term rental option. Excellent access to points north and south, coupled with on-site electricity availability for construction office trailers, further enhances its appeal.



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