



# 841 WOBURN ST

WILMINGTON, MA

FOR LEASE | 28,800 SF +/- INDUSTRIAL BUILDING ON 2.75 AC

- 1.5 Miles to Route 93
- 3.2 Miles to Route 95
- 0.9 Miles to Route 38

EXCLUSIVE AGENT



THE  
STUBBLEBINE  
COMPANY

CORPAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

28,800 SF +/- Industrial Building on 2.75 AC for Lease

PROPERTY HIGHLIGHTS

- 1.5 Miles to Route 93
- 3.2 Miles to Route 95
- 0.9 Miles to Route 38
- Zoning: Industrial
- Electric: 800 Amp/480Y/277 V 3 Phase, 4 Wire

PROPERTY SPECIFICATIONS

Building Size:	28,800 SF
Lot Size:	2.75 AC
Ceiling Height:	14'-16'
Sprinklers:	Wet System
Column Spacing:	40' x 40'
Water/Sewer:	Municipal System
HVAC:	100% Forced Air
Parking:	54 Spaces
Columns:	30'w x 40'd
Zoning:	Industrial
Docks:	4 ext.
Drive Ins:	1 tot.
Power:	225a/120 - 208v
HVAC:	100% Forced Air
Sprinklers:	Wet System
Utilities:	Heating - Gas, Sewer - City, Water - City
Parking:	20
Lease Rate:	Market

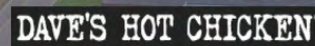




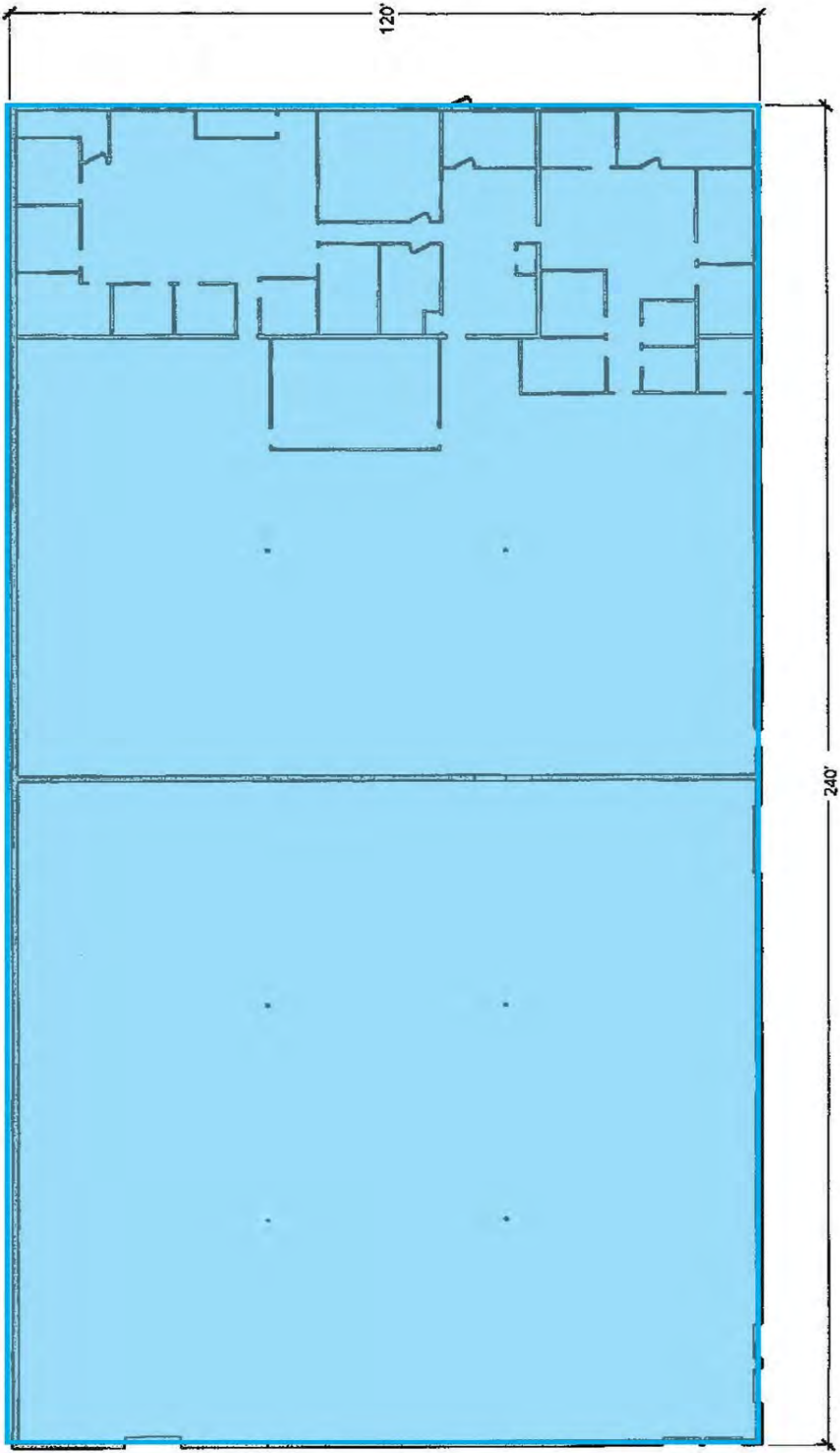
**BOSTON**



**841 Woburn St. Wilmington, MA**



SITE PLAN



DISTANCE TO



1.5 MILES  
4 MIN



3.2 MILES  
8 MIN

WILMINGTON

amazonrobotics



TERADYNE



FERGUSON



841 Woburn St. Wilmington, MA



BURLINGTON



STONEHAM

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# 841 WOBURN ST

## WILMINGTON, MA

FOR LEASE | 28,800 SF +/- INDUSTRIAL BUILDING ON 2.75 AC

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