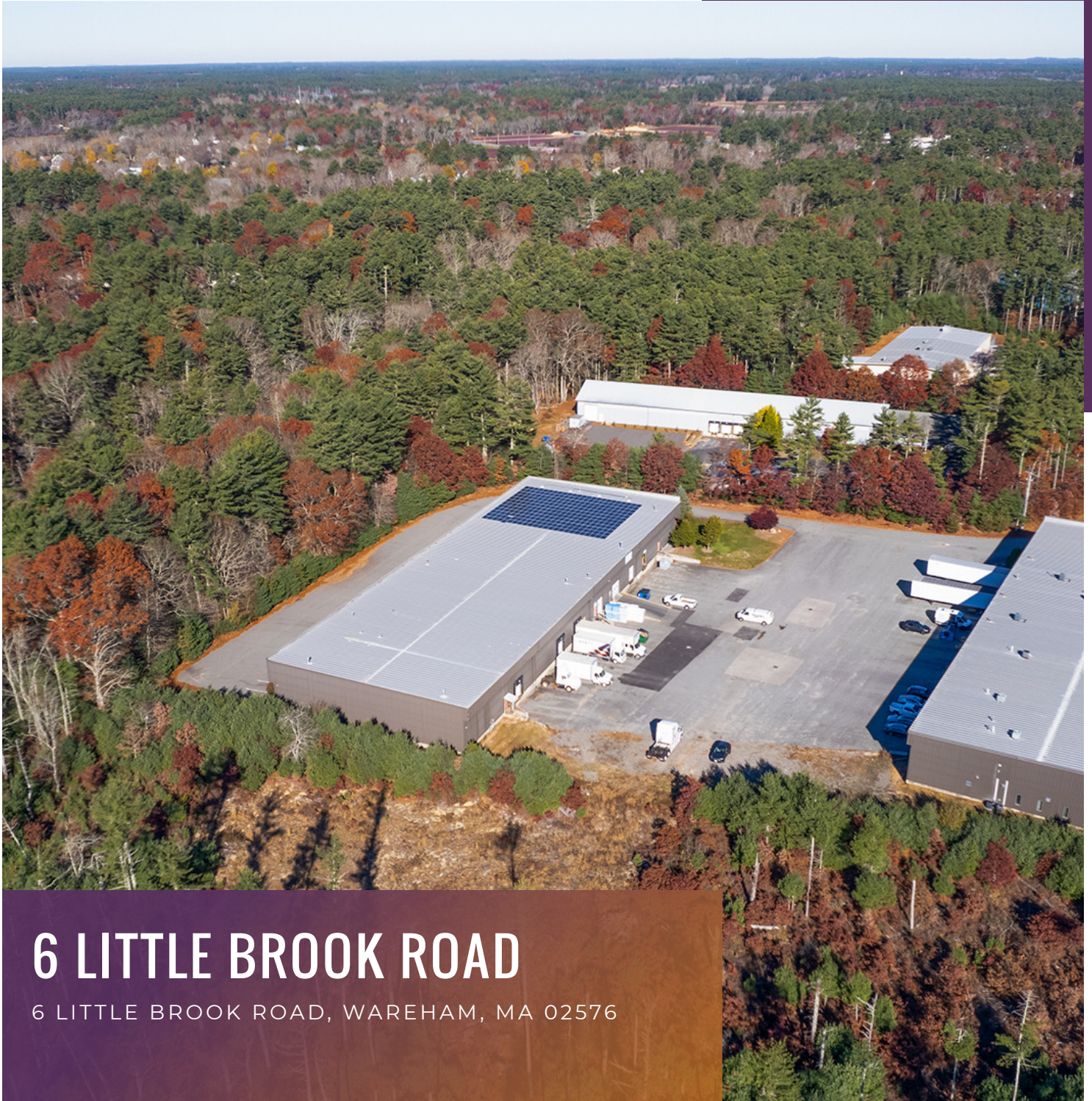


FOR LEASE
INDUSTRIAL PROPERTY



6 LITTLE BROOK ROAD

6 LITTLE BROOK ROAD, WAREHAM, MA 02576

For More Information

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6 LITTLE BROOK ROAD



PROPERTY DESCRIPTION

7100 square foot flex/industrial unit featuring one loading dock, 1000 square feet of office, and 20' clear heights. Space has 200 amp/3-phase power.

PROPERTY HIGHLIGHTS

- 20' clear height
- 1000 square feet of office
- 1 loading dock
- 200 amp/3-phase power

OFFERING SUMMARY

Lease Rate:	\$12.00 SF/yr (NNN)
Available SF:	7,100 SF
Building Size:	29,000 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	24	169	930
Total Population	69	437	2,114
Average HH Income	\$116,762	\$107,681	\$99,052

ADDITIONAL PHOTOS

6 LITTLE BROOK ROAD



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6 LITTLE BROOK ROAD



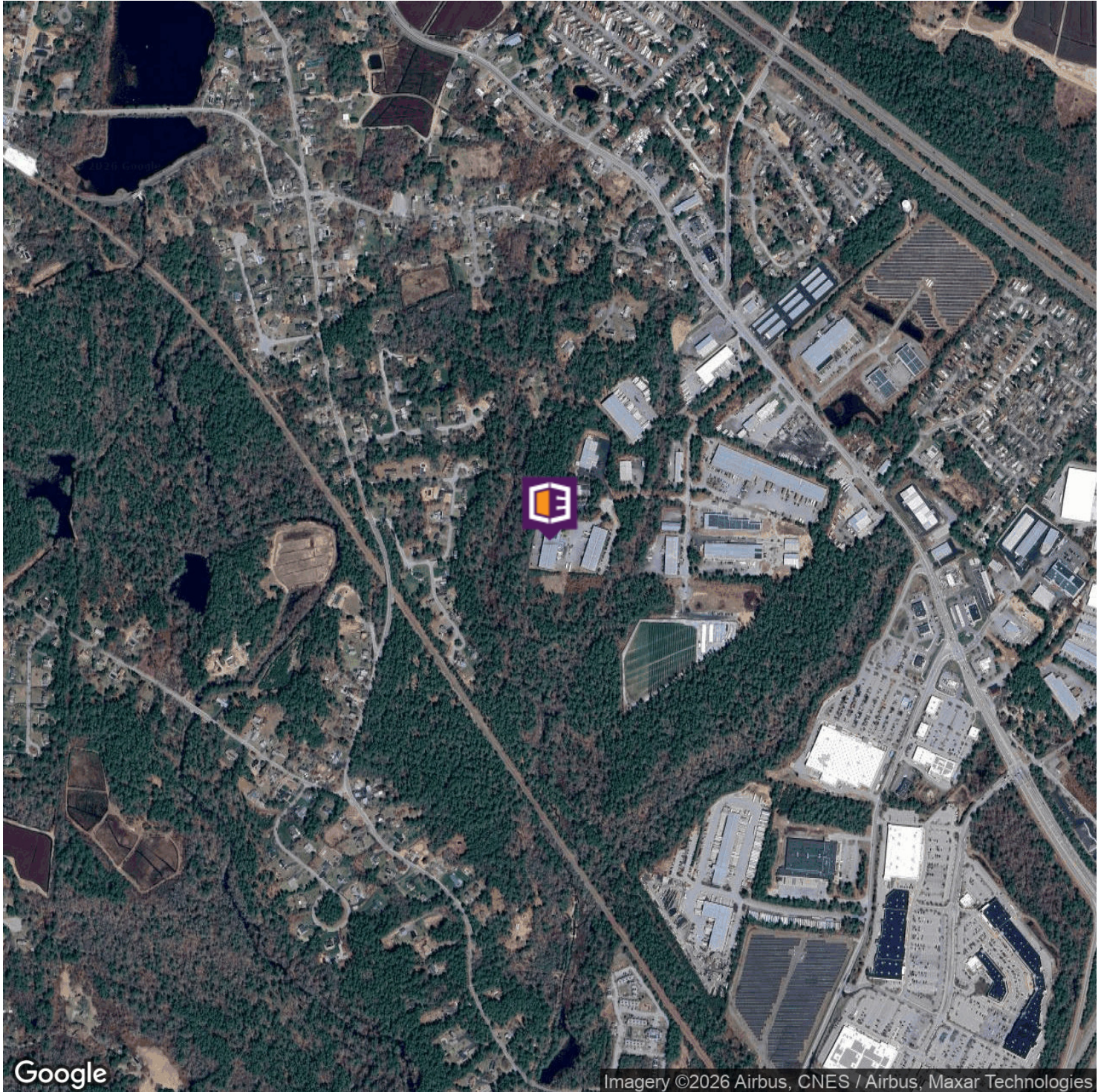
Logistical Details

 ----- 6 Minute Drive Via MA-28 N

 ----- 2 Minutes Via Patterson Brook Road

AERIAL MAP

6 LITTLE BROOK ROAD



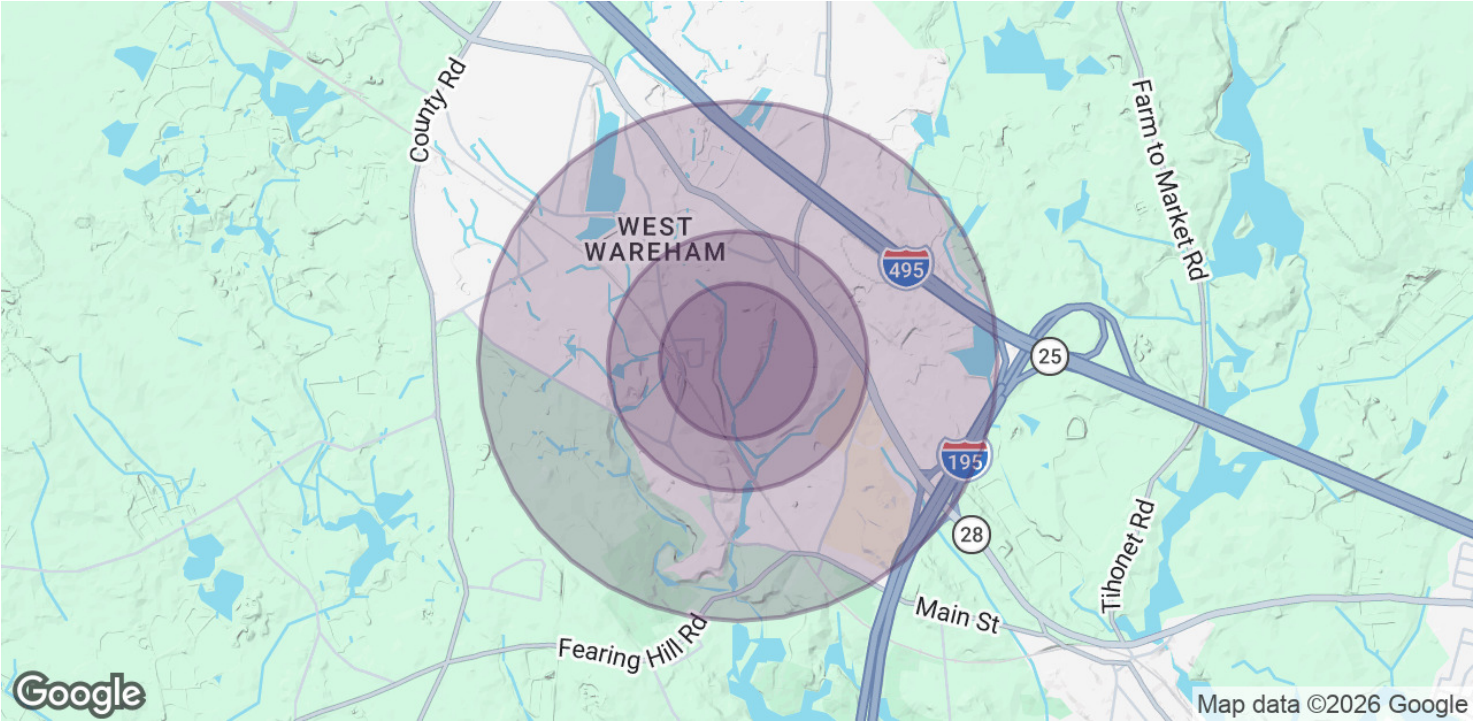
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6 LITTLE BROOK ROAD



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	69	437	2,114
Average Age	46	48	50
Average Age (Male)	45	46	48
Average Age (Female)	48	49	51

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	24	169	930
# of Persons per HH	2.9	2.6	2.3
Average HH Income	\$116,762	\$107,681	\$99,052
Average House Value	\$400,610	\$381,753	\$363,705

Demographics data derived from AlphaMap