

# 22 KENT

TWENTY-TWO KENT STREET | SOMERVILLE, MASSACHUSETTS



**±7,500 SF - 24,000 SF Flex/Industrial**  
**Available for Lease**

**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

**GFI**

## ABOUT THE PROPERTY

Lee & Associates is pleased to reintroduce to the market 22 Kent Street under new ownership.

22 Kent is located just off Somerville Ave., a few blocks from the Somernova Campus & Innovation Hub and Greentown Labs. This strategic location provides companies an opportunity to be part of the Somerville clean tech and advanced technology ecosystem. 22 Kent is also in close proximity to the MBTA Porter Square Red Line and Union Square Green Line Stations.





## PROPERTY SPECIFICATIONS

<b>RBA</b>	±43,290 SF
<b>AVAILABLE SPACE</b>	Suite 1: ±16,548 SF Suite 3: ±7,537 SF
<b>LAND ACRES</b>	0.94 Acres
<b>TYPE</b>	Industrial/Flex
<b>YEAR BUILT/RENOVATED</b>	1900 / 1970 / 2021
<b>NO OF FLOORS</b>	Two (2)
<b>CLEAR HEIGHT</b>	8' - 28'
<b>LOADING</b>	3 loading docks
<b>POWER</b>	1,200 A/280 V 3P
<b>WATER/SEWER</b>	City of Somerville
<b>SPRINKLERS</b>	Wet
<b>ZONING</b>	FAB; Fabrication
<b>PARKING</b>	7 surface parking spaces

# FLOOR PLANS

 Suite 1 1st Floor	Available	±16,548 SF	 Suite 2 1st Floor	Leased	Transaera	 Suite 3 1st Floor	Available	±7,537 SF
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# INTERIOR PHOTOS

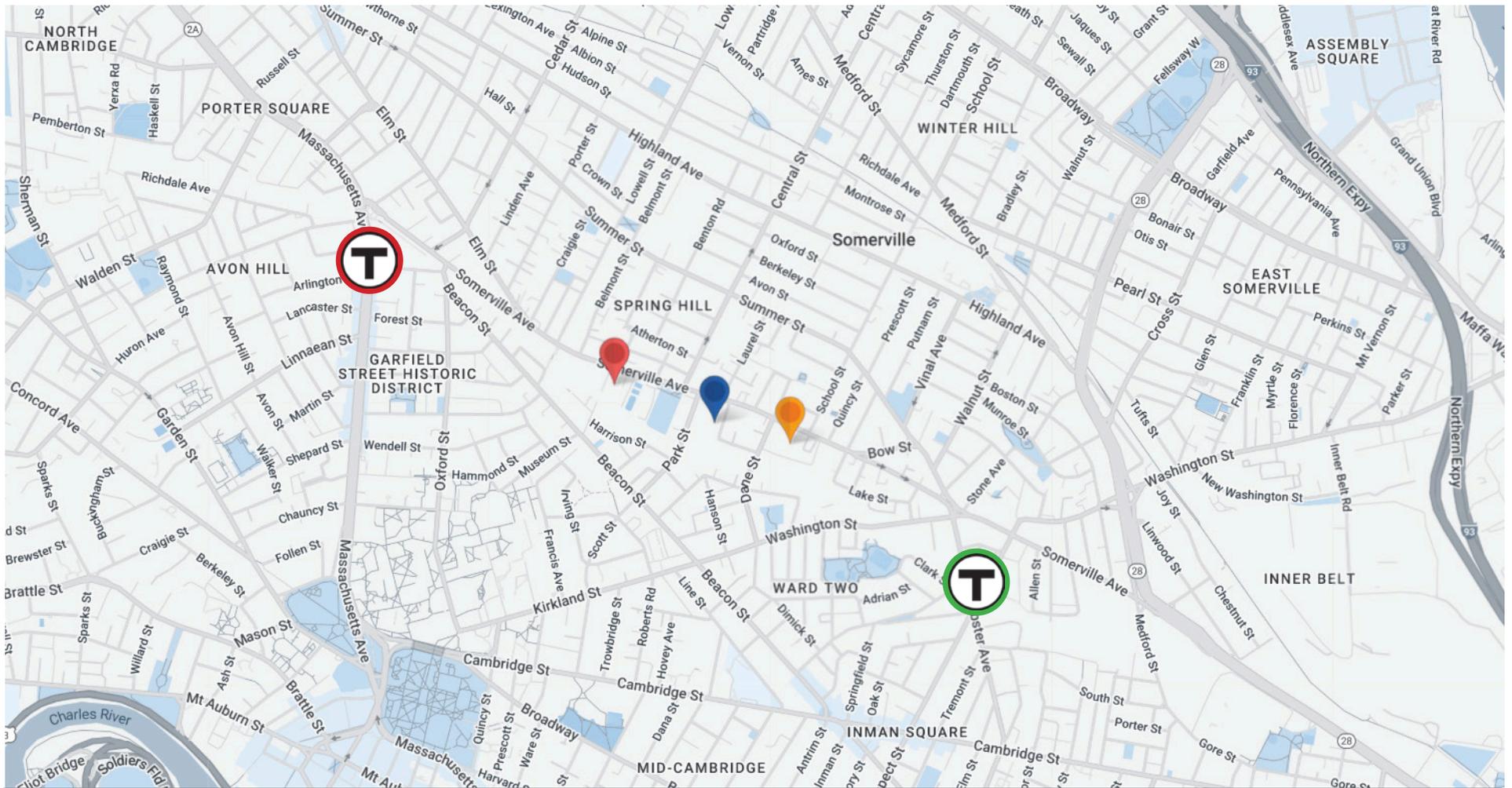


# PROPERTY LOCATION

 **22 KENT**  
22 Kent Street

 **SOMERNOVA**  
21 Properzi Way

 **GREENTOWN LABS**  
444 Somerville Avenue



**5 MILES**  
to Downtown Boston



**6 MILES**  
to Logan Airport



**95**  
Walk Score



**77**  
Transit Score



## CONTACT

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