

CHELSEA LOGISTICS CENTER

150 EASTERN AVENUE

CHELSEA, MA

OFFICE SUITES MOVE IN READY



FOR LEASE

WAREHOUSE: 5,202 SF -12,437 SF

OFFICE: 1,457 SF-9,708 SF

URBAN AIRPORT & 3PL OFFICE SPACE AVAILABLE



AIRPORT OVERLAY DISTRICT OPPORTUNITY



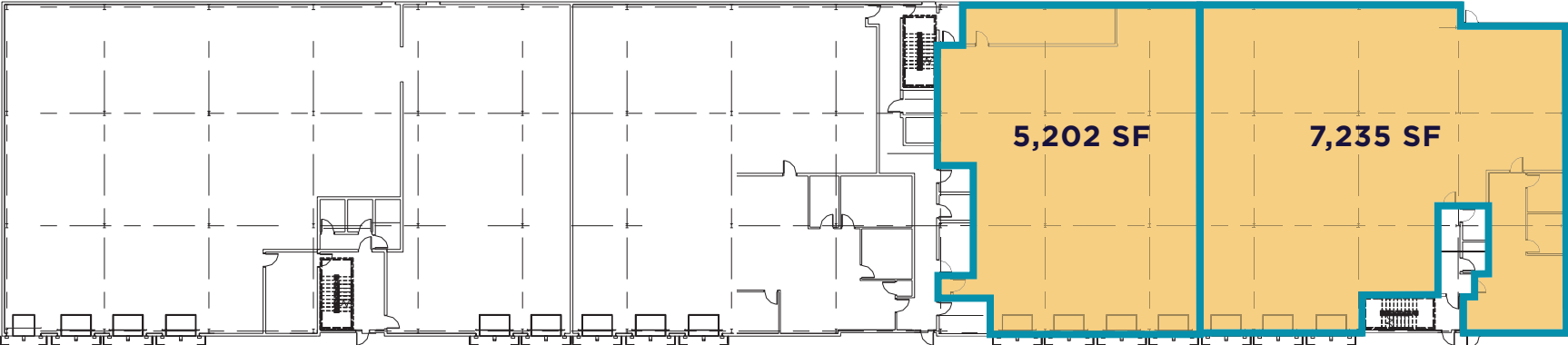
PROPERTY HIGHLIGHTS

150 Eastern Avenue is a 58,064 RSF, two-story industrial/flex building in Chelsea, MA. The property is situated within Chelsea's industrial/airport overlay district (AROD), allowing for quick access to Logan Airport, Boston CBD, and Boston's major roadways (Rt. 1, Rt. 1A, I-90, and I-93). The property features 30,996 RSF of distribution/logistic space on the first floor and 27,068 RSF of high-quality office space on the second floor.

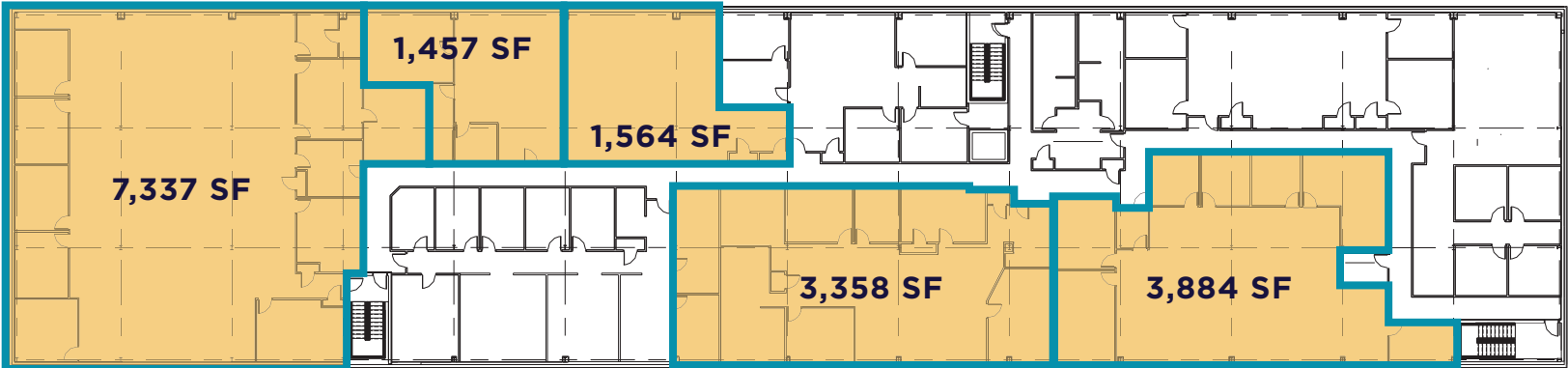
Year Built:	1987 / Renovated 2015
Building Size:	58,064 RSF - 1st floor: 30,996 SF - 2nd floor: 27,068 SF
Warehouse Space Available:	Suite 1: 7,235 SF Suite 2: 5,202 SF (Suites can be combined to 12,437 SF)
Office Space Available:	Suite 1: 7,337 SF (Divisible to 3,080 SF) Suite 2: 1,564 SF Suite 3: 1,457 SF Suite 4: 3,358 SF Suite 5: 3,884 SF
Site Area:	3.4 Acres
Parking:	1/1,000 SF
Sprinkler:	Wet system
Power:	800-Amps, 3 phase



1ST FLOOR: 5,202 SF - 12,437 SF AVAILABLE



2ND FLOOR: 1,457 SF - 10,358 SF AVAILABLE



■ - Vacancy

**FLOOR
PLAN**



A DRIVING WORKFORCE



803,907
POPULATION
Within 10 Miles



\$83,489
AVG. INCOME
Within 10 Miles



\$665,948
AVG. HOME VALUE
Within 10 Miles



33
AVG. AGE
Within 10 Miles

3,911,415
POPULATION
Within 20 Miles

\$84,409
AVG. INCOME
Within 20 Miles

\$662,370
AVG. HOME VALUE
Within 20 Miles

38
AVG. AGE
Within 20 Miles



1.5 MILES
TO ROUTE 1

1.7 MILES
TO ROUTE 1A

2 MILES
TO MASS PIKE

2 MILES
TO LOGAN AIRPORT

3 MILES
TO BOSTON

4 MILES
TO INTERSTATE 93

CONTACT INFORMATION

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