

Office Space for Lease—Campus Style Setting

Sunflower Marketplace, 923 Route 6A, Yarmouthport, MA

Property Features:

- Campus-like setting on well-traveled road in Yarmouth Port
- Ample Parking
- Shared office services / space available
- Well-maintained property
- Neighbors include: Cape & Plymouth Business Magazine, The Sunflower School, Griffin Publishing, Doctors, Counselors, Engineers, RE Brokers, as well as abutters/ Rite Aid, Peterson's Market, and Barnstable County Insurance Co.



For more information about this opportunity contact:

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Commercial
Realty Advisors

www.comrealty.net

Commercial Realty Advisors, Inc.

Real Estate Investment Brokerage Company

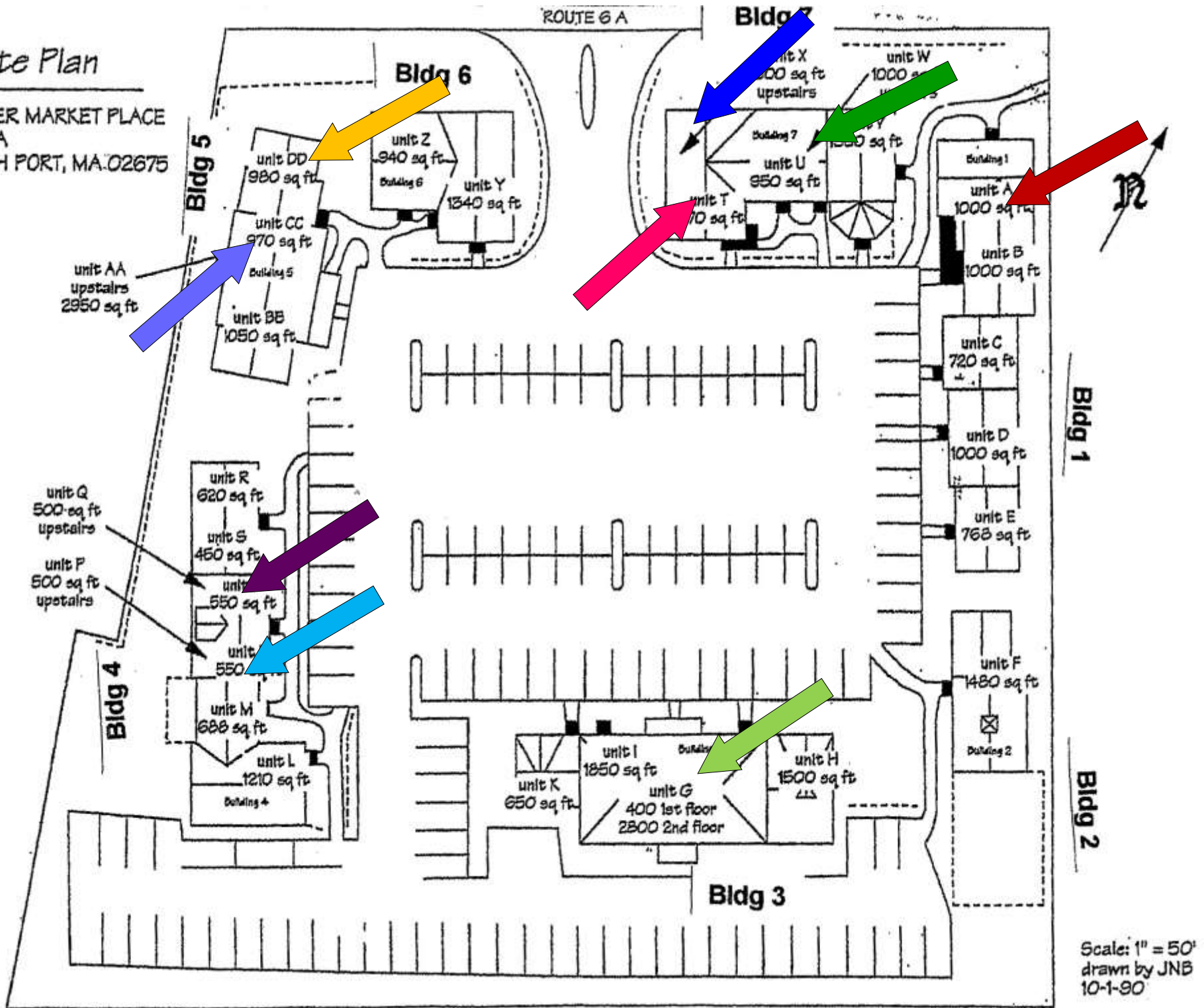
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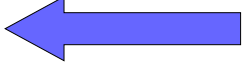
Site Plan

SUNFLOWER MARKET PLACE
923 RT. 6A
YARMOUTH PORT, MA. 02675



Scale: 1" = 50'
drawn by JNB
10-1-90

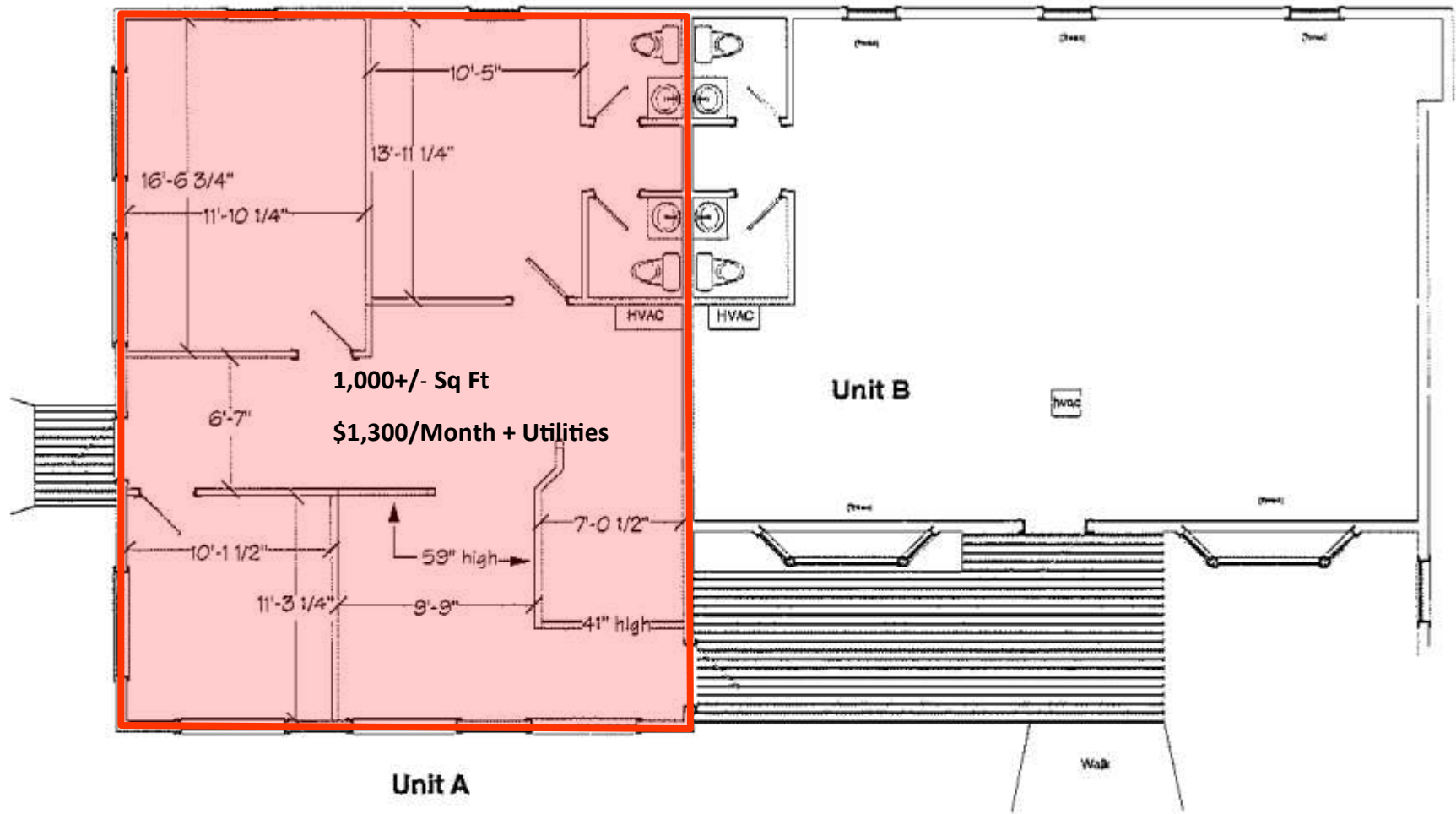
UNIT	RENT/MO	SQ.FT.	WHO PAYS UTILITIES?	UTILITIES	DESCRIPTION
A	\$1,300.00	1000	Tenant	Gas Heat, AC, Elec, Intern	Unit A: Building One: first floor corner unit, 3 offices, 2
DD	\$750.00	1 office/lav	Tenant pays 50%	Gas Heat, AC, Elect	Unit DD: Building Five: 1st floor, large office, ADA lav, shared lobby; other tenant in unit is a nail salon; co-tenant would need to be compatible use such as
G	Sale pending	3000	Tenant	Gas Heat, AC, Elect, Intern	Unit G: Bldg Three: see Landlord for details; formerly
P	\$575.00	500	Tenant	Elec furnace, AC, Internet	Unit P: Building Four: 2nd floor, one open room,
Q	\$575.00	500	Tenant	Elec furnace, AC, Internet	Unit Q: Building Four: 2nd floor, one open room, storage
AA, single off	\$275.00	1 office	Landlord	Gas heat/AC, Elect	Unit AA: Bldg Five: 2nd floor; office 9 x 9, no window,
AA, SUITE	\$1,000.00	3-4 offices	Tenant pays 35%	Gas heat/AC, Elect	Unit AA: Bldg Five: 2nd floor; 3-4 offices, shares
W single off	\$485.00	1 office	Landlord	Gas heat/AC, Elec, Intern	Unit W, Bldg Seven: 2nd floor; single office w/separate entry off foyer, shared lavs, faces parking lot
W, 2 offices**	\$700.00	2 offices	Landlord	Gas heat/AC, Elec, Intern	Unit W, Bldg Seven: 2nd floor; 2 offices, small
X single off	\$485.00	1 office	Landlord	Gas heat/AC, Elec, Intern	Unit X, Bldg Seven: 2nd floor; corner office w/shared use of kitchen, conf. rm, lavs, faces parking lot
X single off	\$400.00	1 office	Landlord	Gas heat/AC, Elec, Intern	Unit X, Bldg Seven: 2nd floor; corner office w/shared use of kitchen, conf. rm, lavs, office faces Rte 6A



NOTE: In offices where Landlord pays utilities, Internet is included in the rent provided tenant has normal usage. Cleaning provided in commo

*NOTE: This 2-office suite in Unit W could include a 3rd office, but monthly price would \$1000.





SUNFLOWER MARKET PLACE
 923 Route 6A Yarmouth Port MA 02675

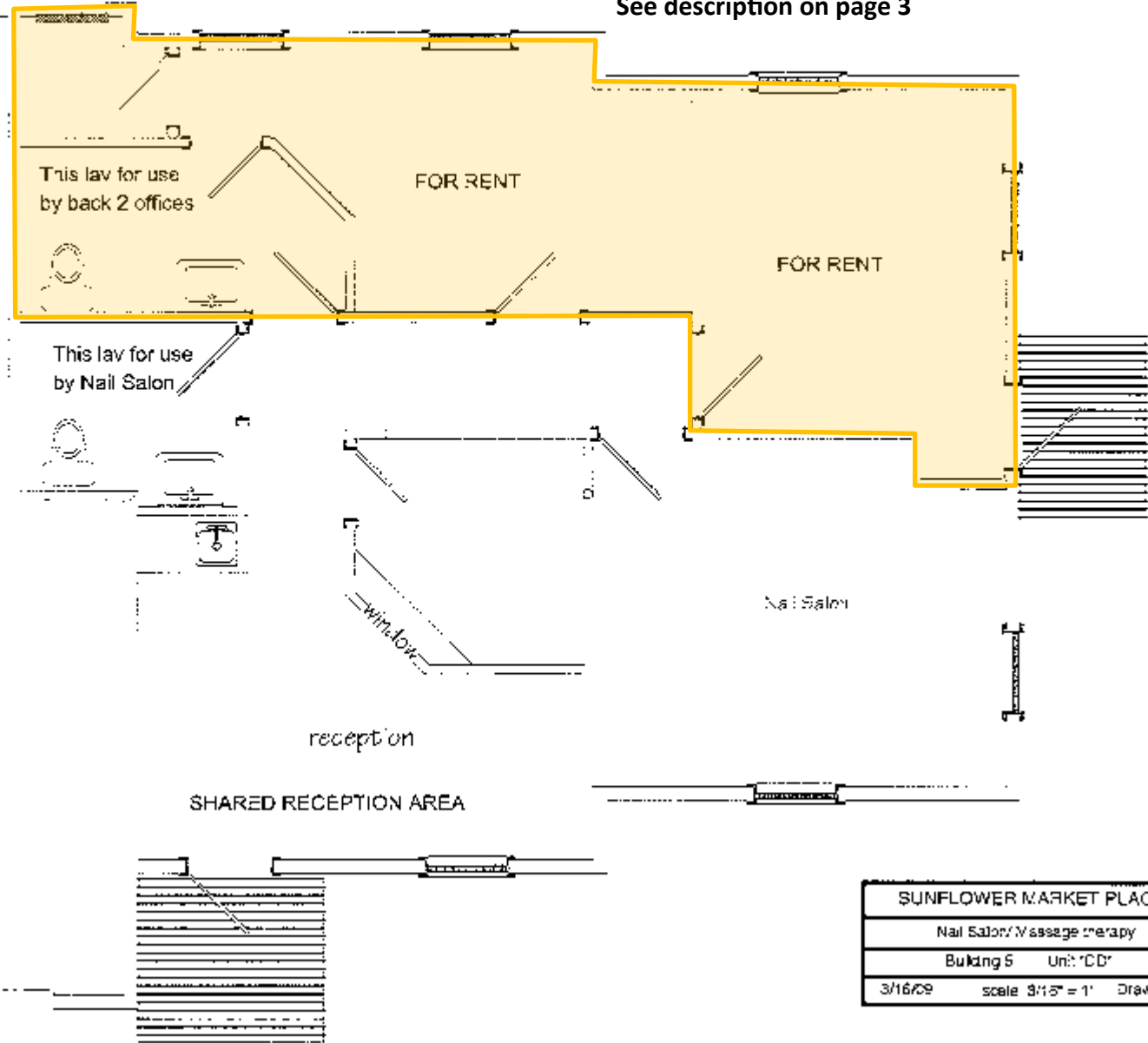
Unit A

May 13, 2010 scale 1/8" = 1' drawn by: jnb

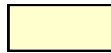


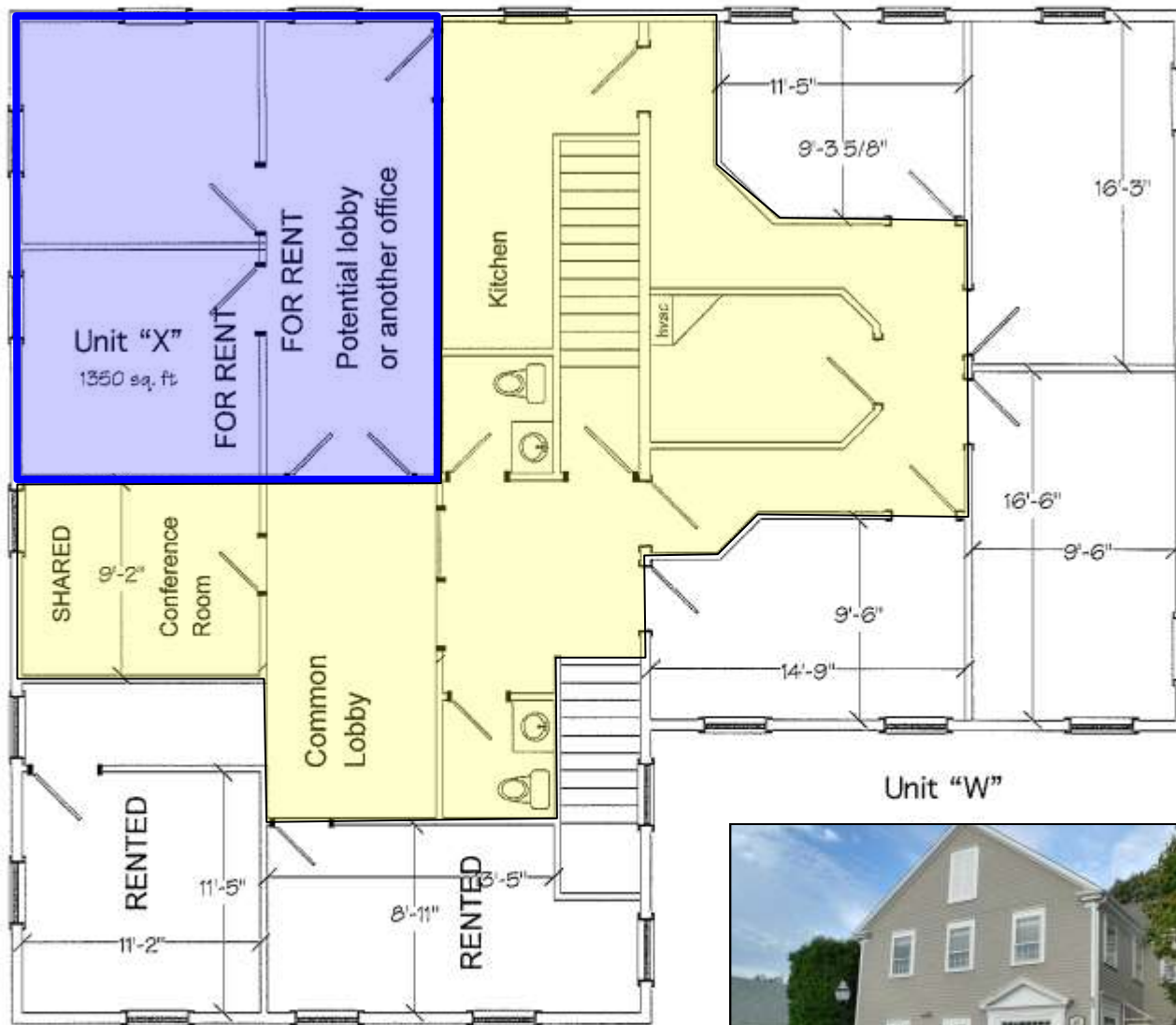
\$750/Month + 1/2 Utilities

See description on page 3

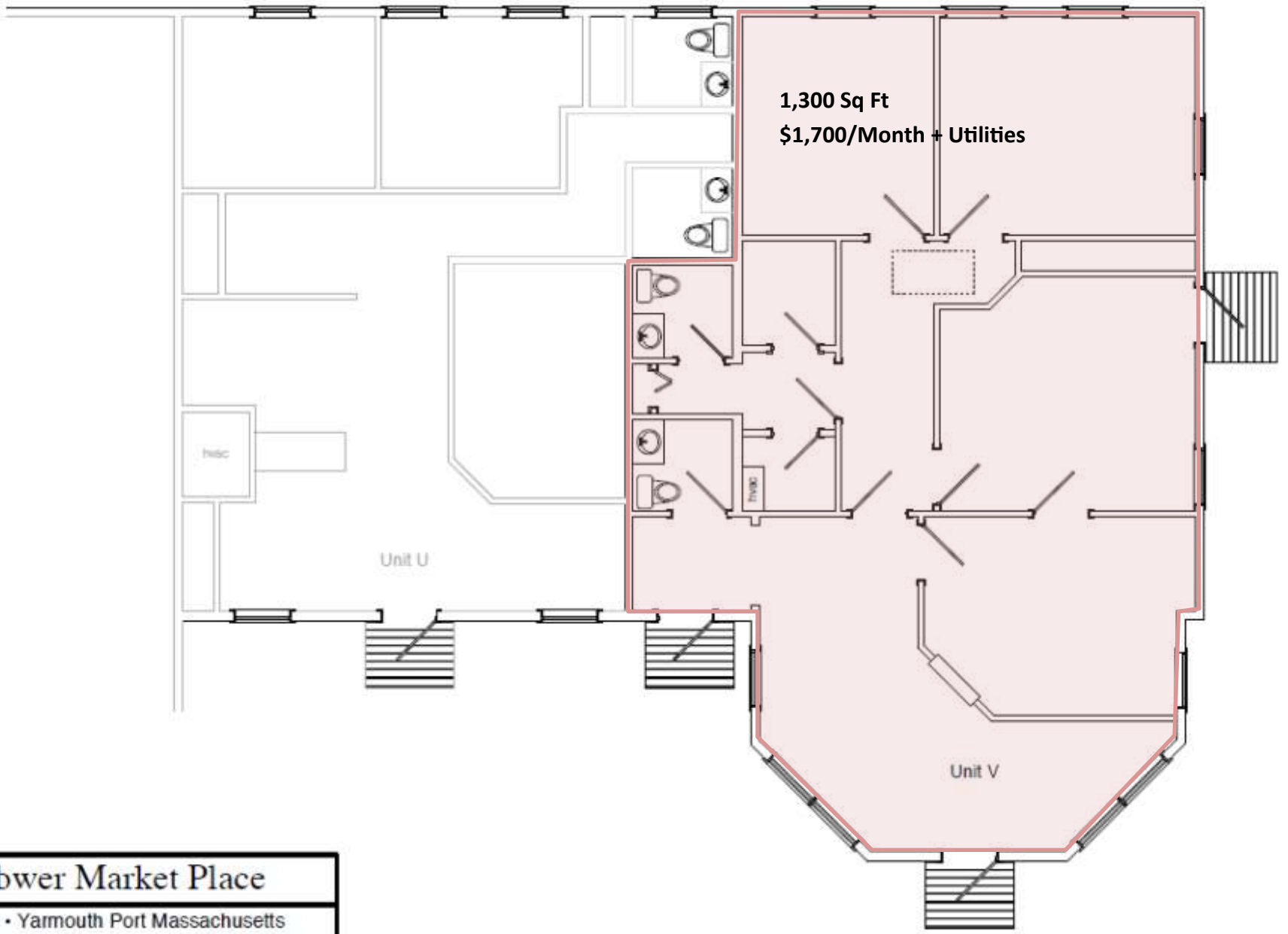


SUNFLOWER MARKET PLACE	
Nail Salon/ Massage therapy	
Building 5	Unit: "CD"
3/16/09	scale 3/16" = 1' Drawn by: JNB

 Common Space



Sunflower Market Place	
Plan of existing unit "X & W"	
Building 7	2nd Floor
April 7, 2009	scale 1/8" = 1' Drawn by: JNB



1,300 Sq Ft
\$1,700/Month + Utilities

Unit U

Unit V

Sunflower Market Place

923 Rt 6A • Yarmouth Port Massachusetts

Building 7 • Unit V

March 10, 2002 scale 1/8" = 1' drawn by: jnb