

**INDUSTRIAL BUILDING
FOR LEASE**



**275 CENTRE ST,
HOLBROOK, MA
02343**

BILL KINGDON, SIOR

603.560.2710

bill@ellisrealtyadvisors.com

PROPERTY SUMMARY



PROPERTY DESCRIPTION

5,048 SF flex/industrial condo available at 275 Centre Street in Holbrook. This unit is currently built out with 2000 SF of office with high end finishes and features 20' clear heights in the remaining warehouse. One loading dock and ample power make this unit ideal for contractors, distribution, or any warehousing use.

OFFERING SUMMARY

Lease Rate:	\$14 SF/yr (NNN)
Number of Units:	1
Available SF:	5,048 SF
Building Size:	5,048 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	147	454	2,785
Total Population	298	1,043	7,719
Average HH Income	\$123,151	\$126,553	\$128,978



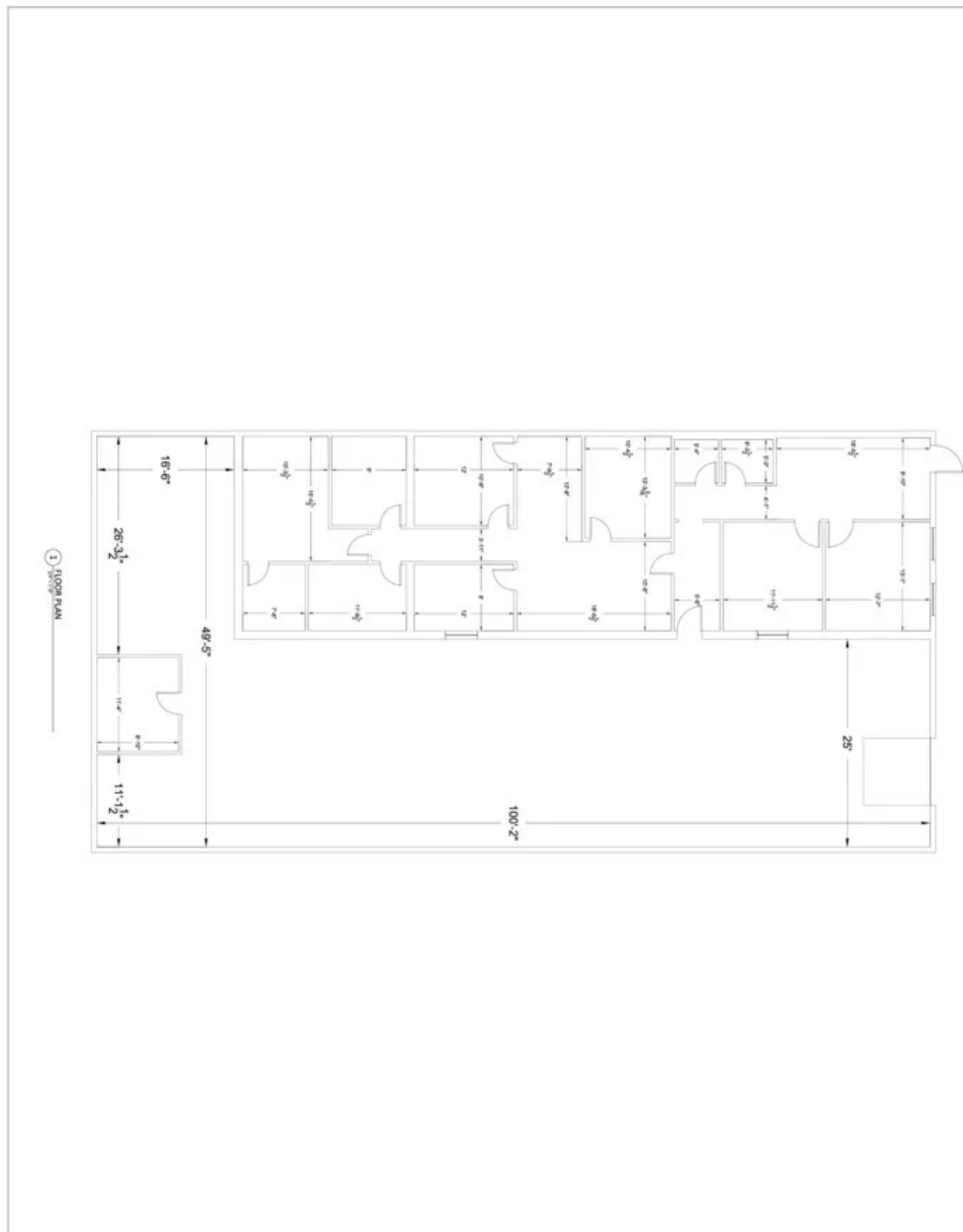
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FLOOR PLANS



A-1	FLOOR PLAN READ: 10'-1" x 12" DATE: 11/11/10	REVISIONS NO. DATE _____ _____ _____	PROJECT PERFORMANCE ELECTRICAL 275 CENTRE STREET SUITE 1-6 HOLBROOK, MA 02343				 performanceelectrical.com



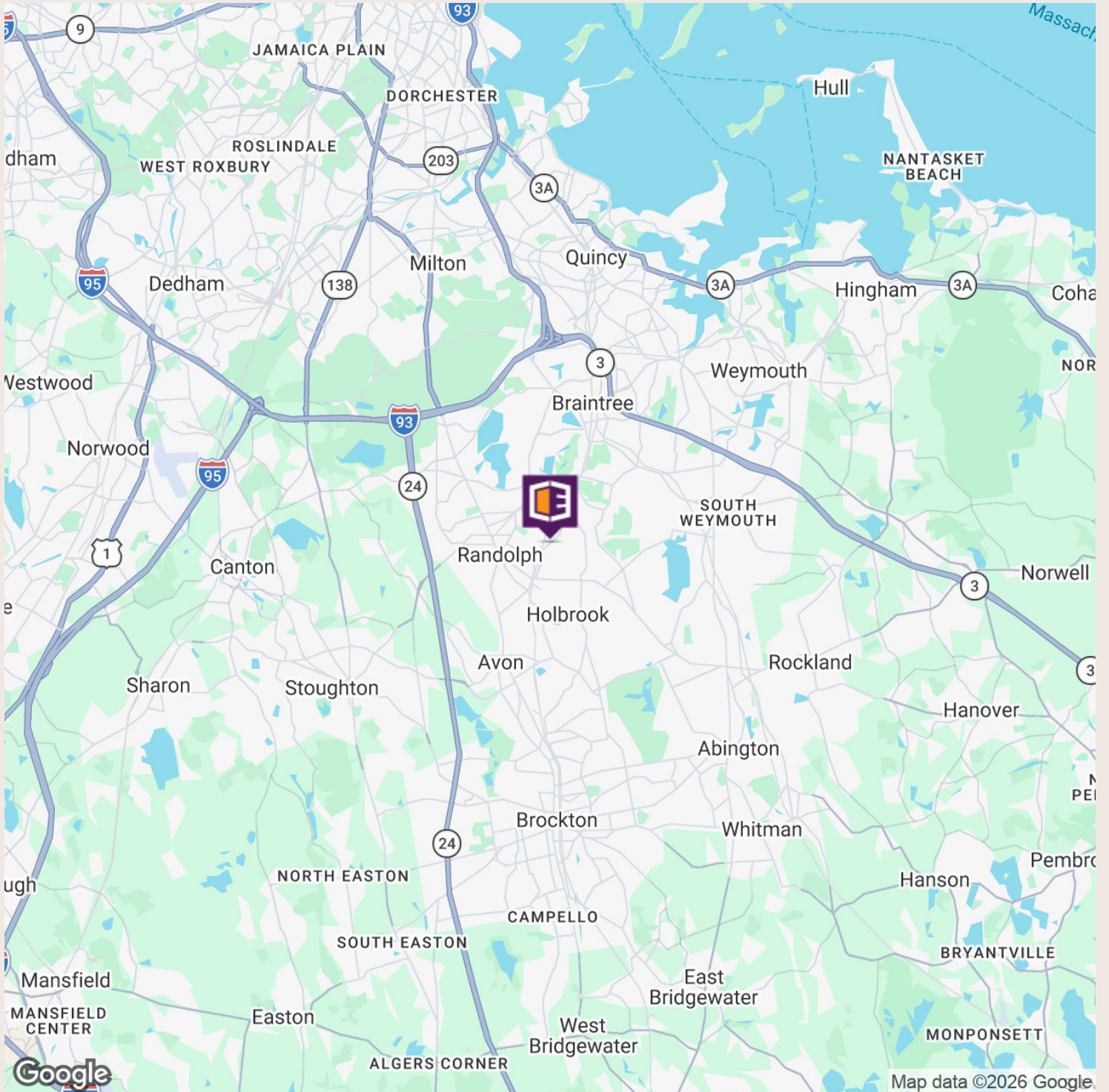
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AERIAL MAP



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ADDITIONAL PHOTOS



**ELLIS
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