

# THE YARDS AT

# 210 BEACHAM STREET

## CHELSEA, MA

**Make-Ready  
improvements  
commencing Q1 2025:**

- New exterior façade
- Warehouse clean shell & white box
- Standard spec office



## FOR LEASE

1.56 Acres | 20,867 SF

LAST MILE URBAN INDUSTRIAL SPACE AVAILABLE



# PROPERTY HIGHLIGHTS

# FLOOR PLANS

## BUILDING SPECIFICATIONS

Building Size	20,867 RSF
Available Space	20,867 RSF
Site Size	1.59 Acres
Year Built	1965
Construction Type	Masonry and Steel
Roof	.060 EPDM system
Clear Height	Deck - 21'7"; Joist -20'
Parking	16 surface spaces
Loading Docks	16 (two (2) covered dock doors)
Levelers	3
Grade-Level Doors	2
Sprinkler	Viking wet system
Lighting	Flourescent
Power	Main switchgear rated at 1600A @ 480V National Grid transformer rated at 360A @ 480V
Floor Slab	Concrete
HVAC	Office Mezzanie: 1 Carried RTU 4 tons; 1 Goodman RTU 3 tons. Warehouse: 4 Gas Modine ceiling hung units
Utilities	Electricity: National Grid Water & Sewer: City of Everett Gas: National Grid

## DRIVE TIMES



6 Miles



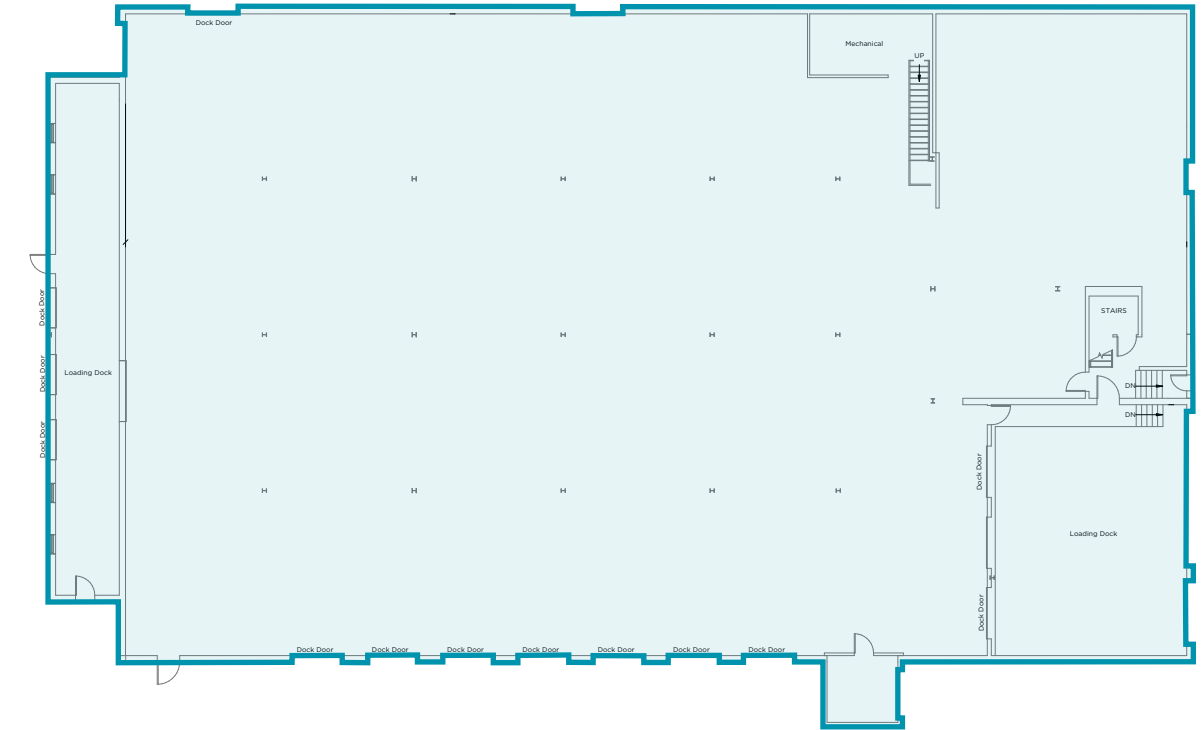
Logan International Airport  
3 Miles



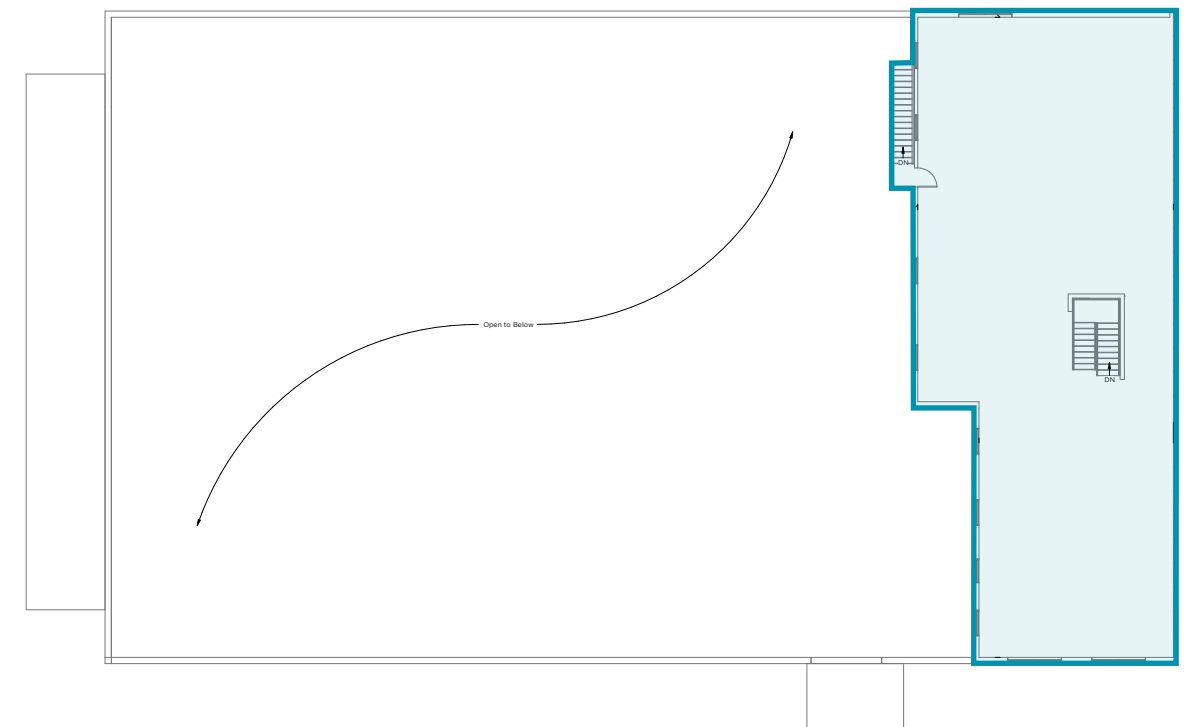
4 Miles



CBD Boston  
2 Miles



FIRST FLOOR



MEZZANINE

LOGAN AIRPORT



SEAPORT

DOWNTOWN BOSTON

EAST BOSTON

Zakim Bridge

CHARLESTOWN NAVY YARD

Tobin Bridge

Chelsea River

Mystic River

CHELSEA



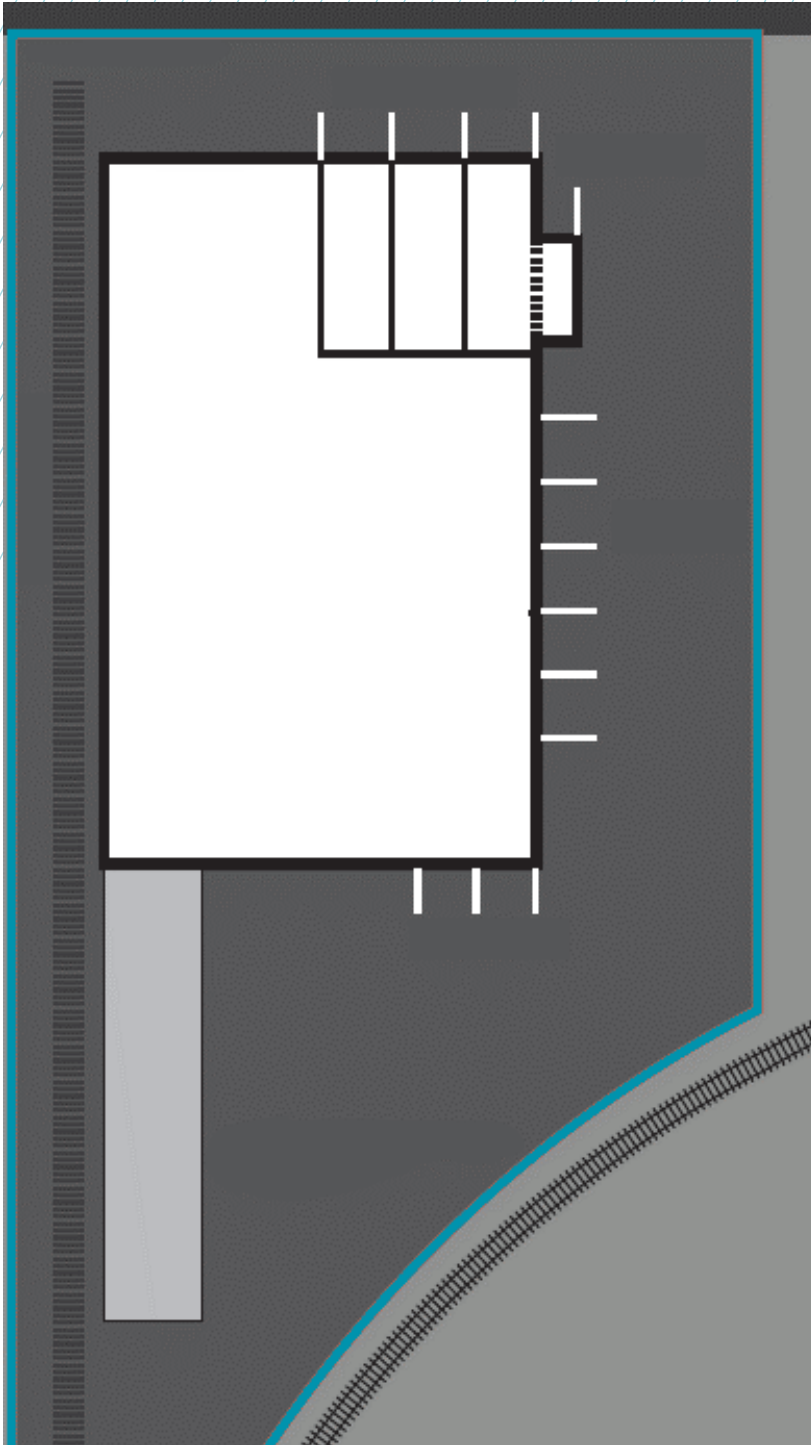
Williams Street

**THE YARDS**

**210 BEACHAM ST**

Beacham Street

# SITE PLAN



## CONTACT INFORMATION

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