

OFFICE SPACE FOR LEASE



# 37 THURBER BOULEVARD

37 Thurber Boulevard, Smithfield, RI 02917

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# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

37 Thurber Boulevard is a 20,000 SF, 2-story, first-class office building situated on nicely manicured grounds. This building offers ample parking and is professionally maintained. The two suites available: Unit 106, 1,650 RSF, and Unit 108, 4,147 RSF on the 2nd-floor are nicely appointed with a mix of open space and private offices. Spaces include a kitchenette with plenty of storage and ample natural light with oversized windows on two sides.

## PROPERTY HIGHLIGHTS

- Immediate highway access
- Serene business park setting
- Nice balance of private offices & open work space
- Ample on-site parking
- Elevator access

## LOCATION DESCRIPTION

37 Thurber is ideally located at the 295 Industrial & Office Park, which is adjacent to Route 295 on/off ramp (exit 8) and Routes 7, 146, and 116. The building is also convenient to CVS, Fidelity, and the Bryant University Campus.

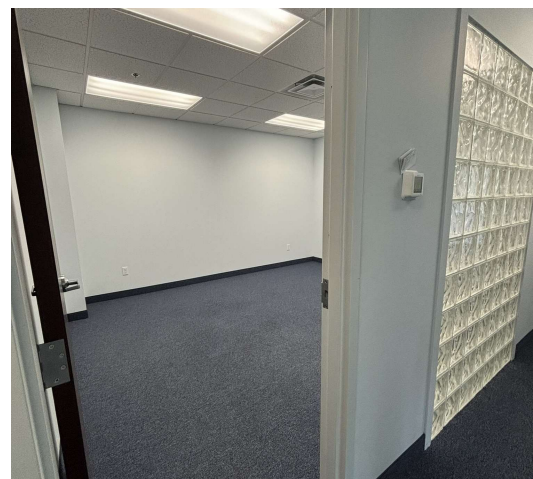
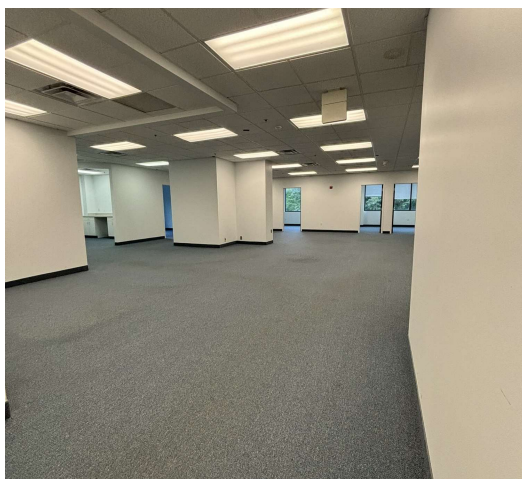
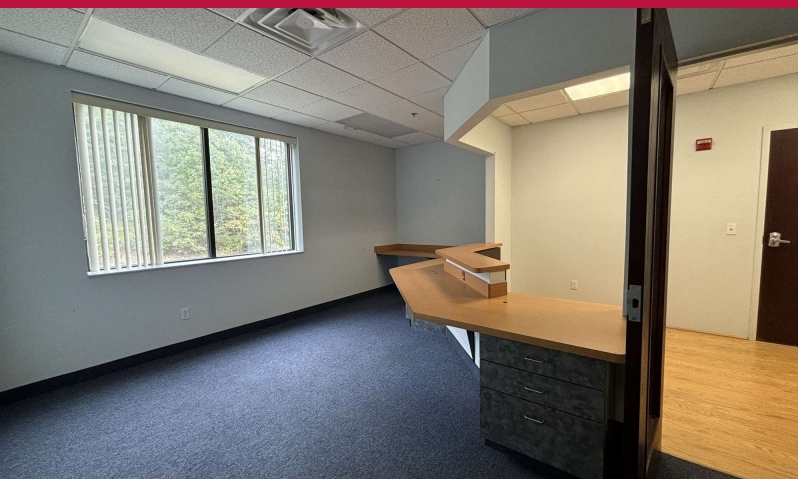
## OFFERING SUMMARY

Lease Rate:	\$18.50 SF/yr (+ Utilities)
Number of Units:	2
Available SF:	1,650 - 4,147 SF
Building Size:	20,000 SF

SPACES	LEASE RATE	SPACE SIZE
Suite 106	\$18.50 SF/yr	1,650 SF
Suite 108	\$18.50 SF/yr	4,147 SF



# INTERIOR PHOTOS





# FLOOR PLAN/ AERIAL MAP

