

495 OLD CONNECTICUT PATH, FRAMINGHAM, MA



EXCLUSIVE SALE OFFERING



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495 Old Connecticut Path, Framingham is an attractive, well located three story 12,670 square foot brick and steel frame multi-tenanted office building with a generous window line offering an abundance of natural light, efficient floor plans, a passenger elevator and excellent parking.

Property Description:

Building SF: 12,670 sq. ft.
Year Built: 1982. Renovated in 2008 and 2022.
Sale Price: **\$3,200,000.00**

Key Building Highlights:

- **6,801** sf available immediately for an owner/occupant buyer.
- Separately metered utilities (gas and electric) for each Tenant.
- Prominent exterior building signage location.
- Zoning allows Office, Medical Office, Bank/Credit Union, R&D or Lab uses among other uses.



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