

96

COMMERCE WAY

METRO NORTH BUSINESS CENTER

±40,000 SF

HIGH-END FLEX/R&D

SPACE AVAILABLE



CBRE



SITE PLAN

METRO NORTH

BUSINESS CENTER



SIX BUILDINGS



±513,000 SF



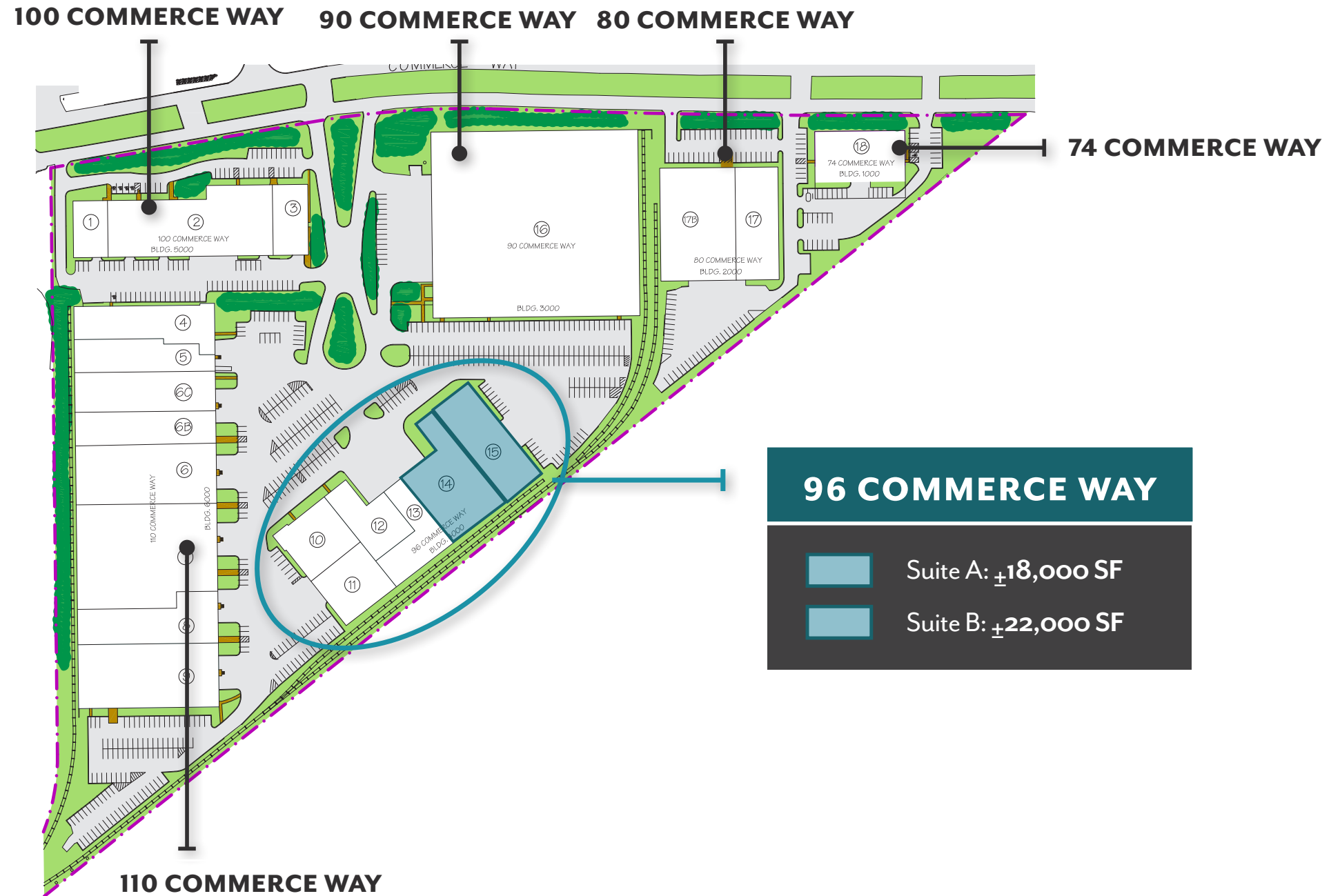
HIGH-END FLEX/
R&D INDUSTRIAL PARK



MIXED-USE/
MULTI-TENANT

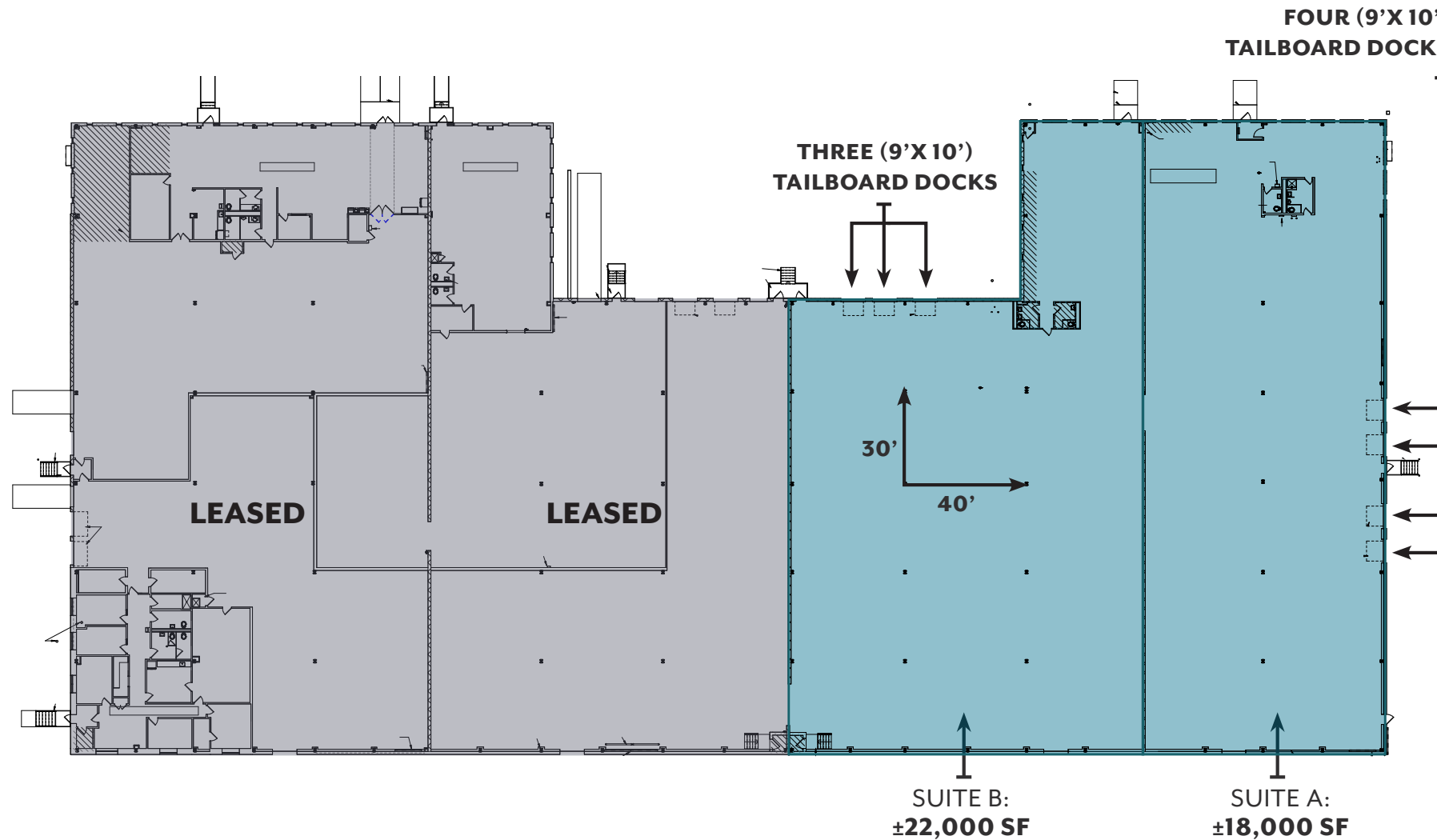


OWNED BY NATIONAL DEVELOPMENT,
A LEADER IN INDUSTRIAL SPACE



THE OPPORTUNITY

BUILDING SPECIFICATIONS



96 COMMERCE WAY: ±40,000 SF AVAILABLE

- + Total Building Size: ±86,729 SF
- + Available Space: ±40,000 SF
- + Availability: **Immediate**
- + Ceiling Height: **21'6"**
- + Column Spacing: **30' x 40'**
- + Parking: ±1.29/1,000 SF
- + Power:
 - Suite A: **300 Amps @ 480 Volt**
 - Suite B: **300 Amps @ 480 Volt**
- + Loading:
 - Suite A: **Four (9'x10')** tailboard docks
 - Suite B: **Three (9'x10')** tailboard docks
- + Heat: **Gas-fired**
- + Tel/Data: **Verizon and Comcast**
- + Construction Type: **Masonry**
- + Sprinkler: **Wet**
- + Utilities:
 - Gas: **Eversource**
 - Electricity: **Eversource**
 - Sewer/Water: **City of Woburn**

PREMIER AMENITIES NEARBY

±40,000 SF AVAILABLE



110 COMMERCE WAY

100 COMMERCE WAY

90 COMMERCE WAY

96 COMMERCE WAY

80 COMMERCE WAY

74 COMMERCE WAY

BURLINGTON MALL - 5.9 MILES

- 1.3 MSF
- 176 Retail/Service/Restaurant Tenants

Anchored by:



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