

257 Turnpike Road

Southborough, MA 01772



2,734 - 4,281 SF
OFFICE SPACE
FOR LEASE
SOUTHBOROUGH, MA

CAPITAL GROUP
PROPERTIES

FIRST CLASS OFFICE SPACE

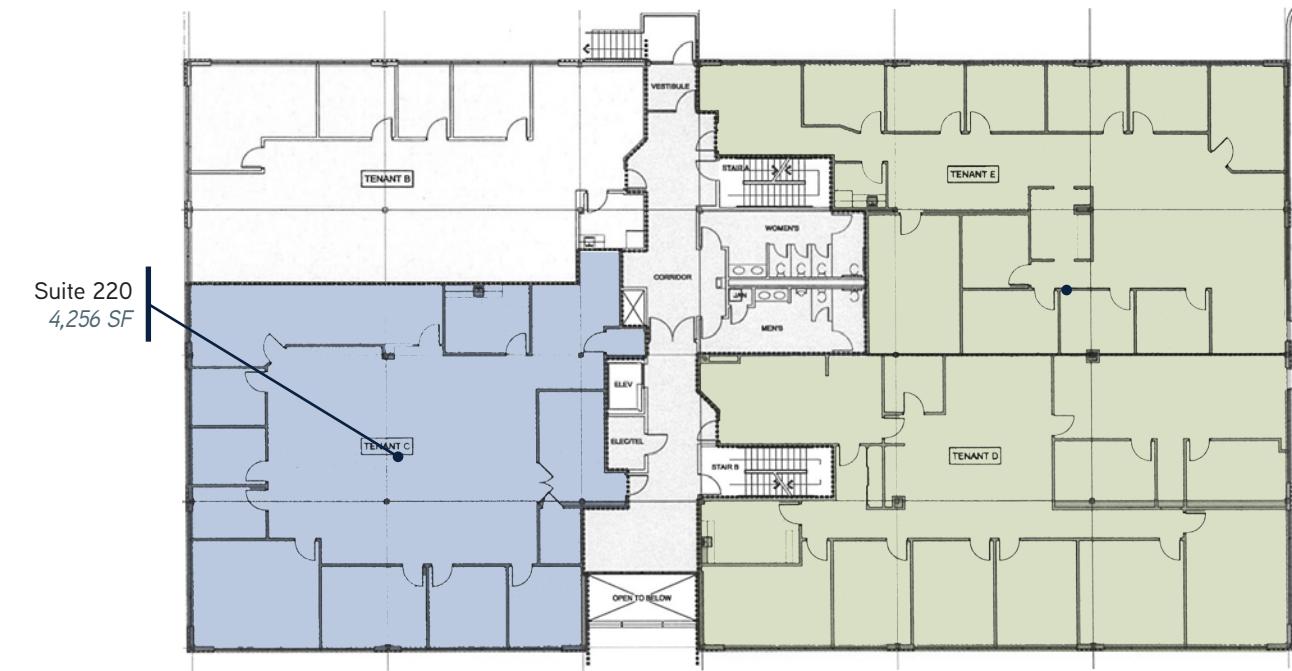
257 Turnpike Road is a 39,000 SF three-story class A office building with direct access to Route 9 and Route 495 in Southborough, Massachusetts. Ideally located within 35 minutes of Boston and Logan International Airport, the building is also surrounded by a variety of retail, restaurant and hotel options. With immediate availability, onsite management and amenities, 257 Turnpike Road is a perfect opportunity for any office user.

OPPORTUNITY HIGHLIGHTS

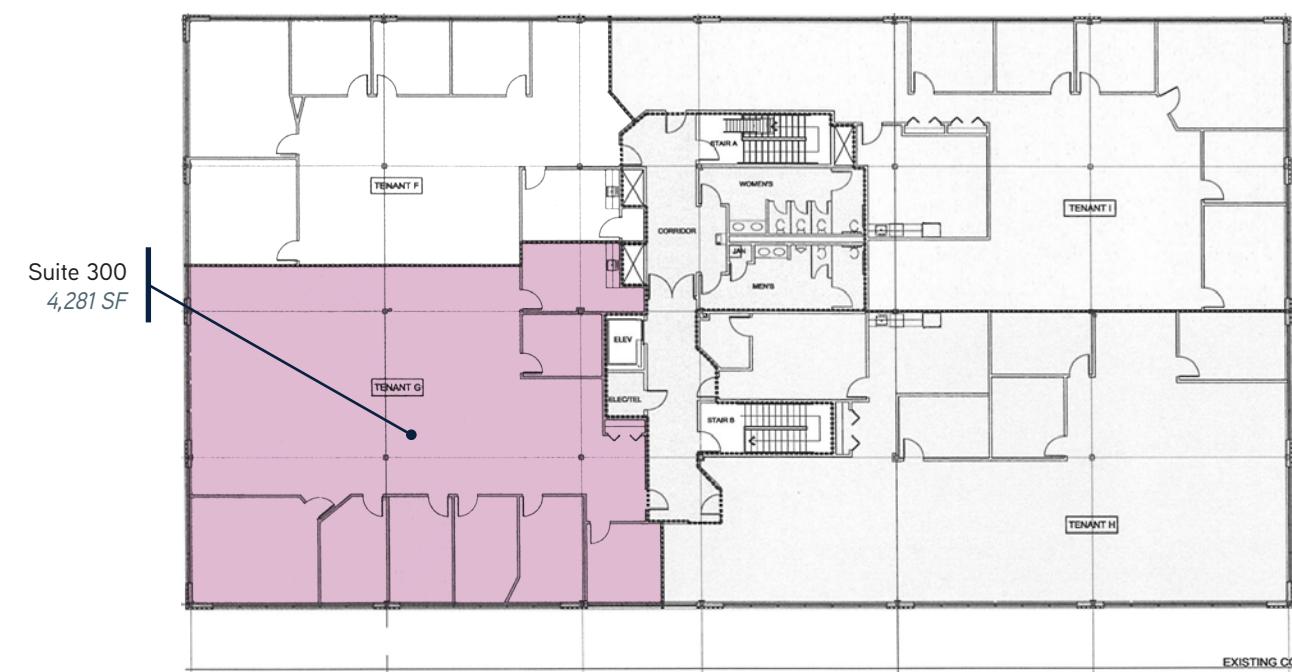


FLOOR PLAN

SECOND FLOOR | 4,256 SF Available



THIRD FLOOR | 4,281 SF Available



BUILDING SPECIFICATIONS

BUILDING SIZE	39,000 SF
AVAILABLE SPACE	2nd Floor-Suite 220: 4,256 SF 2nd Floor - Suite 240: 2,734 SF 3rd Floor-Suite 300: 4,281 SF
PARKING	2.5/1,000 SF
POWER	3000 amps, 480/277v, 3ph



For more information please contact:

James Vazza

+508-229-1824

leasingmgr@cgpllc.net

Sam Bartoos

+508-229-1813

leasing2@cgpllc.net