

# Office/Flex Building

±18,500 SF & 3.04 acres

112 Frank Mossberg Drive  
Attleboro, MA 02703  
[www.cbre.com](http://www.cbre.com)

## Property Overview

CBRE is pleased to offer the availability of 112 Frank Mossberg Drive, Attleboro, MA. The property is located in the Attleboro Industrial Park and in close proximity to Interstate 95. The ±18,500 SF office/flex facility sits on 3.04 acres of industrial zoned land. The building has ±14,500 SF of office/flex space on the main level with ±4,000 SF of industrial space on a lower level. The building is well suited for both office, and office with light assembly/manufacturing. The 3.04 acres of land allows for extra parking or building expansion.

## Property Highlights

- + ±18,500 SF of office/flex space
- + ±14,500 SF office/flex ±4,000 SF industrial
- + 1988/2000 block construction
- + Ground level double door
- + Building is 100% Air-Conditioned
- + 3.04 Acres
- + 80 Parking Spaces
- + Zoned I
- + Room for expansion
- + 8 rooftop units
- + 120/208V, 800 Amp, 3-Phase Power
- + Attleboro Industrial Park



# Office/Flex Building

112 Frank Mossberg Drive | Attleboro, MA 02703

For Sale

## Building Specifications

|                               |                            |
|-------------------------------|----------------------------|
| <b>Building Size</b>          | ±18,500                    |
| <b>Land Area</b>              | 3.04 acres                 |
| <b>Office Space</b>           | ±14,500                    |
| <b>Industrial Space</b>       | ±4,000                     |
| <b>Construction/Year</b>      | 1988/2000                  |
| <b>Electrical</b>             | 120/208V, 800 AMP, 3-Phase |
| <b>Gas/Electrical Service</b> | Eversource / National Grid |
| <b>Water/Sewer</b>            | Municipal                  |
| <b>Heating</b>                | Gas                        |
| <b>Roof</b>                   | Rubber Membrane            |
| <b>Zoning</b>                 | I                          |
| <b>Loading</b>                | Double door                |
| <b>Parking</b>                | 80 spaces                  |
| <b>Taxes</b>                  | \$28,065                   |



## Contact Us

**Dan Cregan**  
Vice President  
+1 401 529 5015  
dan.cregan@cbre.com



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