ROUTE

3

36-106 FINNELL DRIVE, WEYMOUTH, MA

INDUSTRIAL

CBRE   G|D INDUSTRIAL

FIVE BUILDINGS ±247,625 SF

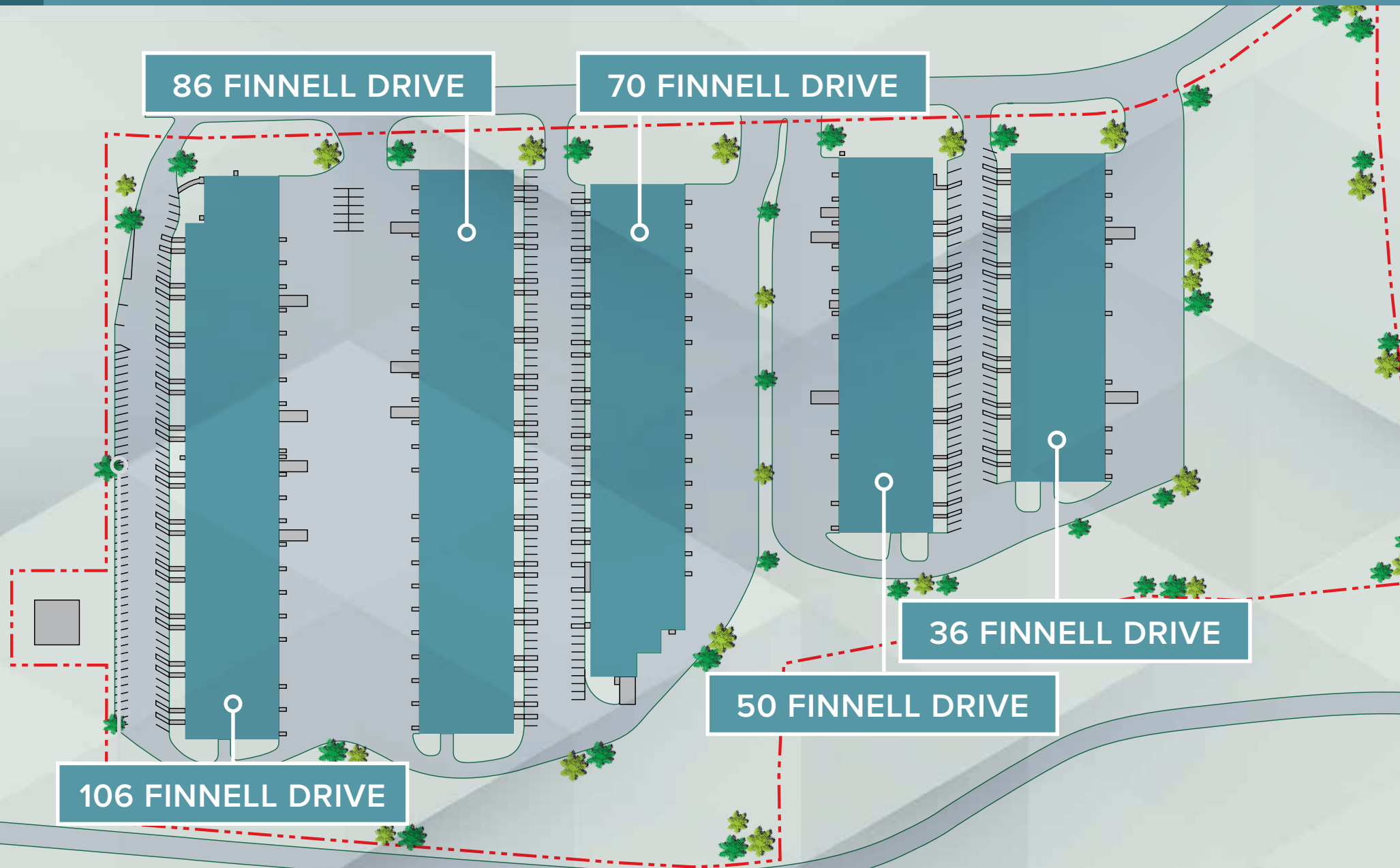**MULTI-TENANT/ LIGHT INDUSTRIAL**

INFILL LOCATION

±2,500-10,000 SF AVAILABLE NOW

PROPERTY SPECIFICATIONS

86 FINNELL DRIVE

70 FINNELL DRIVE

36 FINNELL DRIVE

50 FINNELL DRIVE

106 FINNELL DRIVE

Total Park: ±247,625 SF

Loading: 1 dock / 2,500 SF

Clear Height: 21'

Total Parking: ±1.46/1,000 SF

Column Spacing: 50' x 25'

Lighting: LED

HVAC: Gas Modine heat, wall thru AC units for office

Foundation: Concrete

Zoning: I-1 (Industrial Park)

Utilities

- **Water/Sewer:** Town of Weymouth
- **Gas:** National Grid
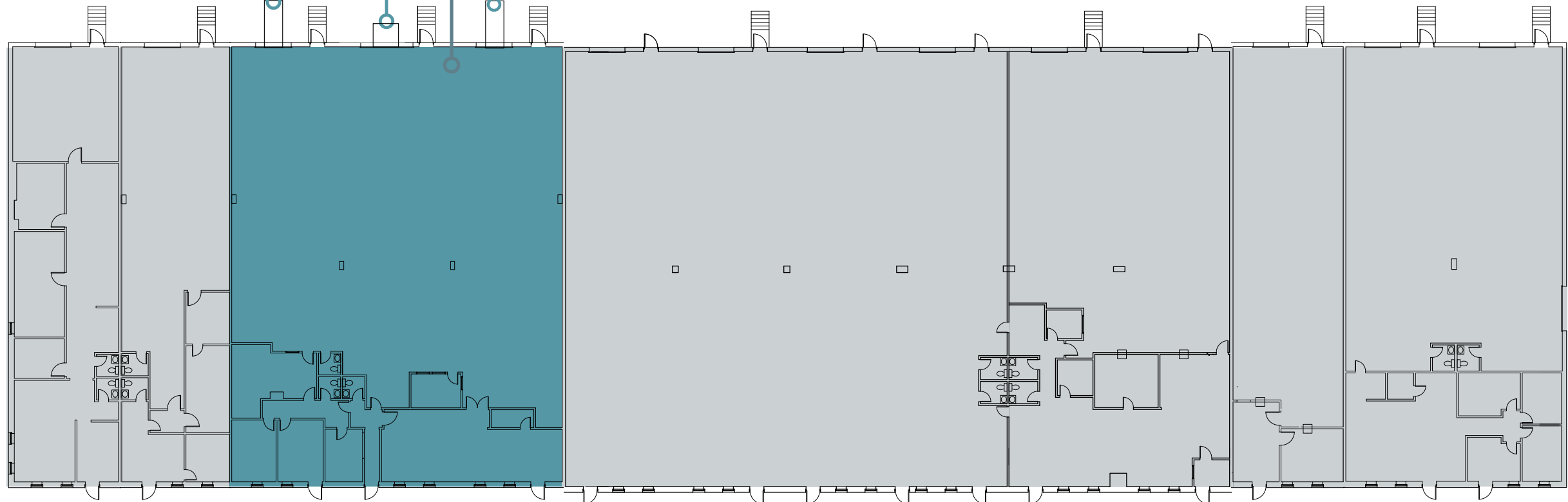- **Electricity:** National Grid

36 FINNELL DRIVE
±35,000 SF

Loading:

Suites 3-5:
Two (2) Tailboard Loading Docks
& One (1) Drive-In Door

Parking:

±1.57 / 1,000 SF
35 spaces

Power:

800 amp;
120/208V, 3-phase

SUITES 3-5
±7,500 SF
AVAILABLE

1 Loading Dock

1 Drive-In

1 Loading Dock

86 FINNELL DRIVE
±60,000 SF

Loading:

Suites 2-4:
Two (2) Loading Docks
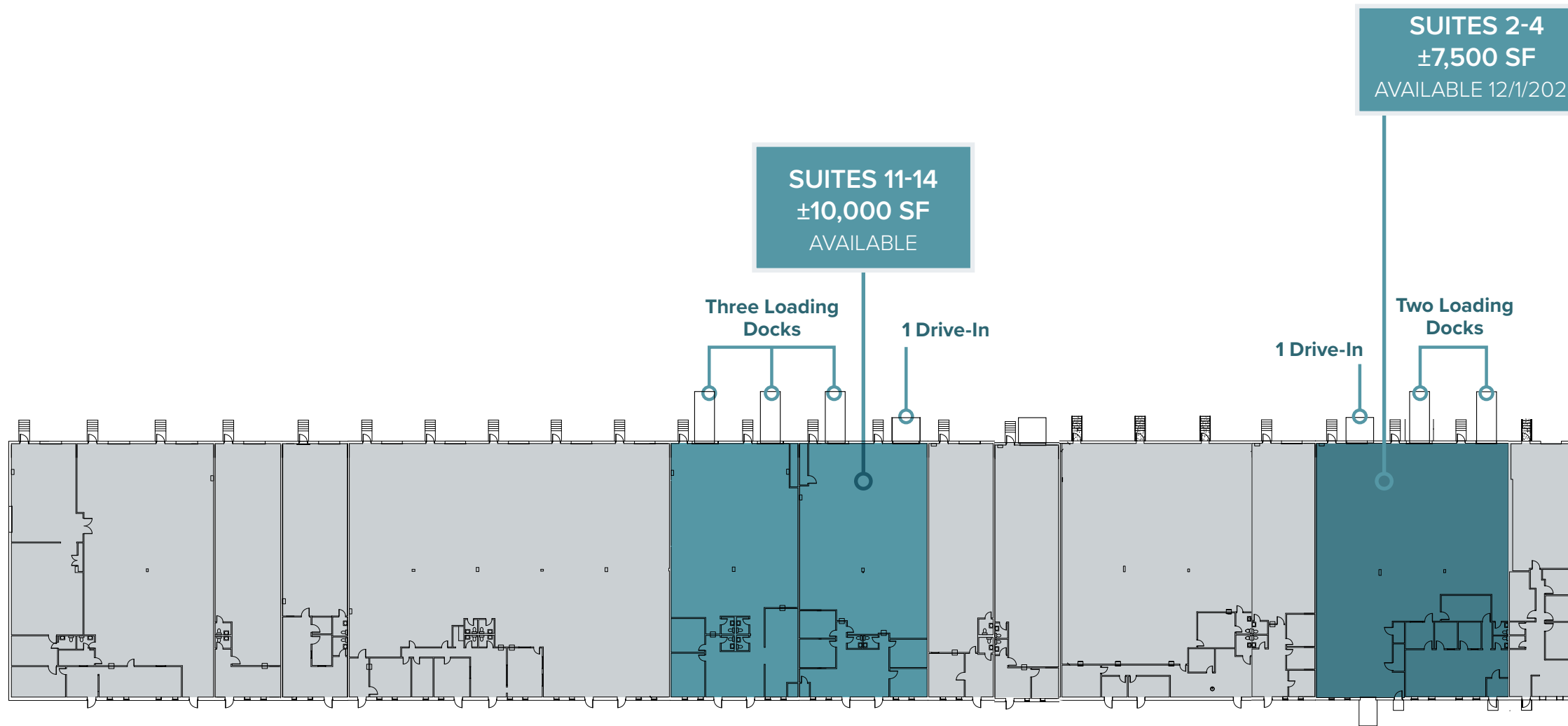& One (1) Drive-In Door

Suites 11-14:
Three (3) Tailboard Loading Docks
& One (1) Drive-In Door

Parking:

±1.15 / 1,000 SF
59 spaces & 10 overflow spaces

Power:

400 amp main service;
120/208V, 3-phase

SUITES 2-4
±7,500 SF
AVAILABLE 12/1/2024

SUITES 11-14
±10,000 SF
AVAILABLE

Three Loading Docks

1 Drive-In

1 Drive-In

Two Loading Docks

106 FINNELL DRIVE

±62,000 SF

SUITES 15-16
±5,000 SF
AVAILABLE

1 Drive-In

**1 Loading
Dock**

Loading:
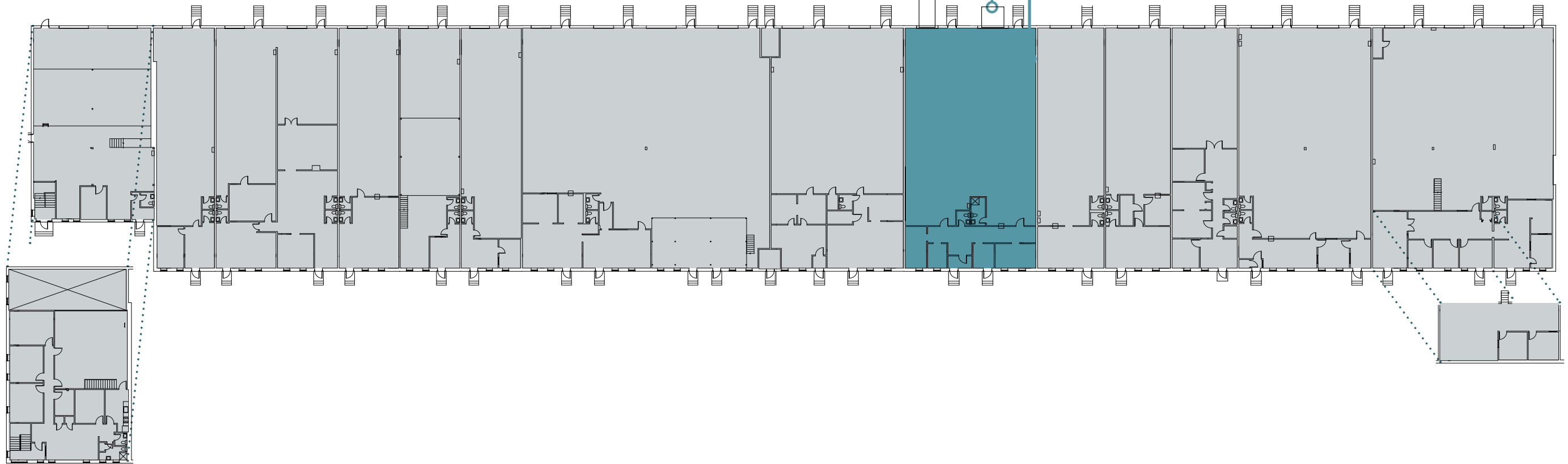
Suites 15-16:
One (1) Tailboard Loading Dock
& One (1) Drive-In Door

Parking:

±2.26 / 1,000 SF
57 spaces

Power:

1,200 amp main service;
120/208V, 3-phase

ROUTE **3** INDUSTRIAL
ACCESS

DISTANCE TO:

3	🛣️ **93**	**24**	🛣️ **95**	🏙️ DOWNTOWN BOSTON	*boston logan*
1.0 MILE	5.0 MILES	6.5 MILES	12.0 MILES	15.5 MILES	17.9 MILES

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