



75 JYTEK DR.

LEOMINSTER, MA

FOR LEASE | 128,788 SF INDUSTRIAL BUILDING ON 6.44 AC

- Strategically located in an established industrial park close to I-190
- 16' clear single story industrial building

EXCLUSIVE AGENT



CORFAC INTERNATIONAL

# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

128,788 SF Industrial Building on 6.44 AC for Lease

## PROPERTY HIGHLIGHTS

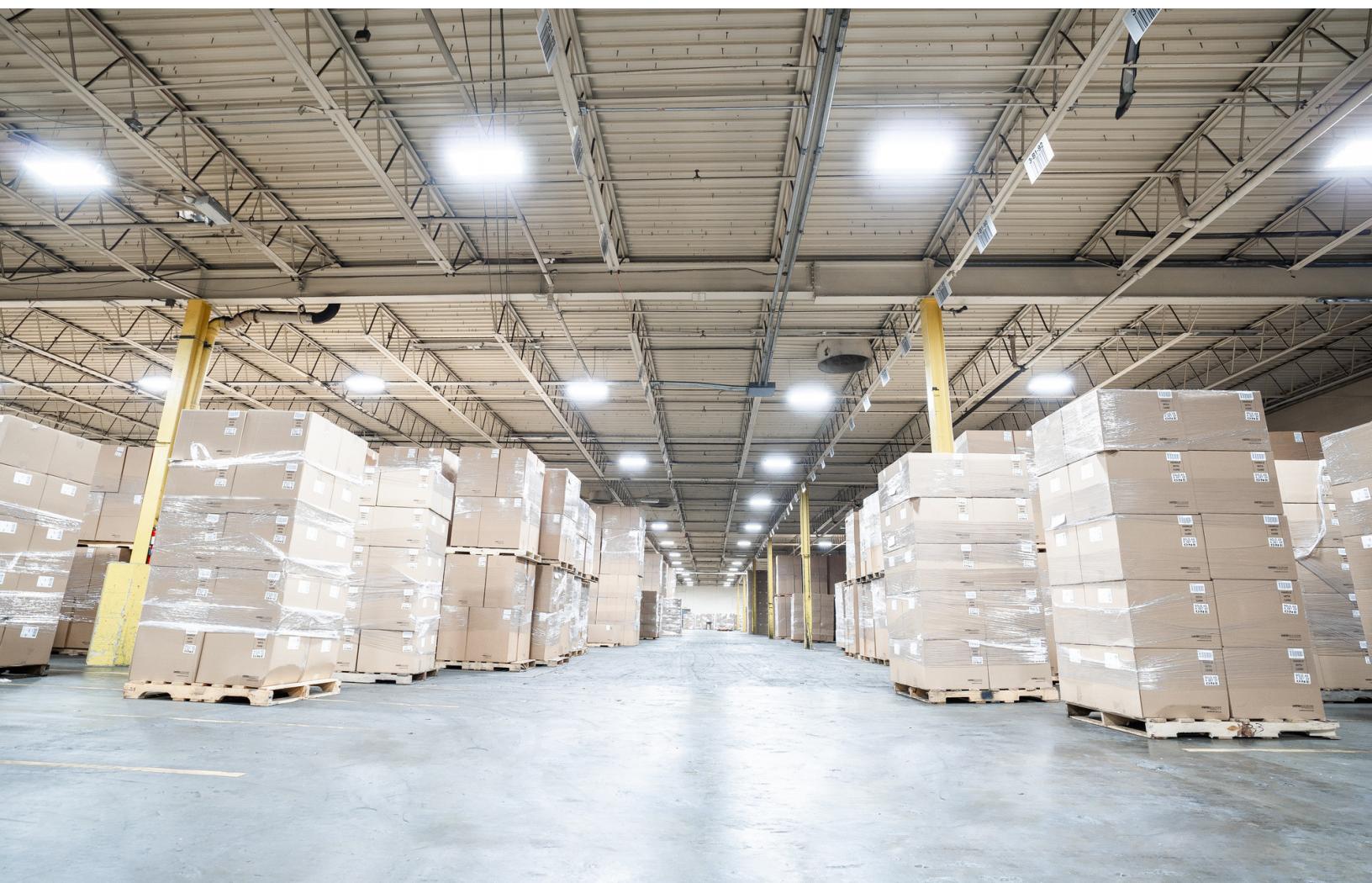
- Conveniently situated in Jytek Park 2 miles from I-190
- Building will be delivered vacant
- Located in an established industrial park

## PROPERTY SPECIFICATIONS

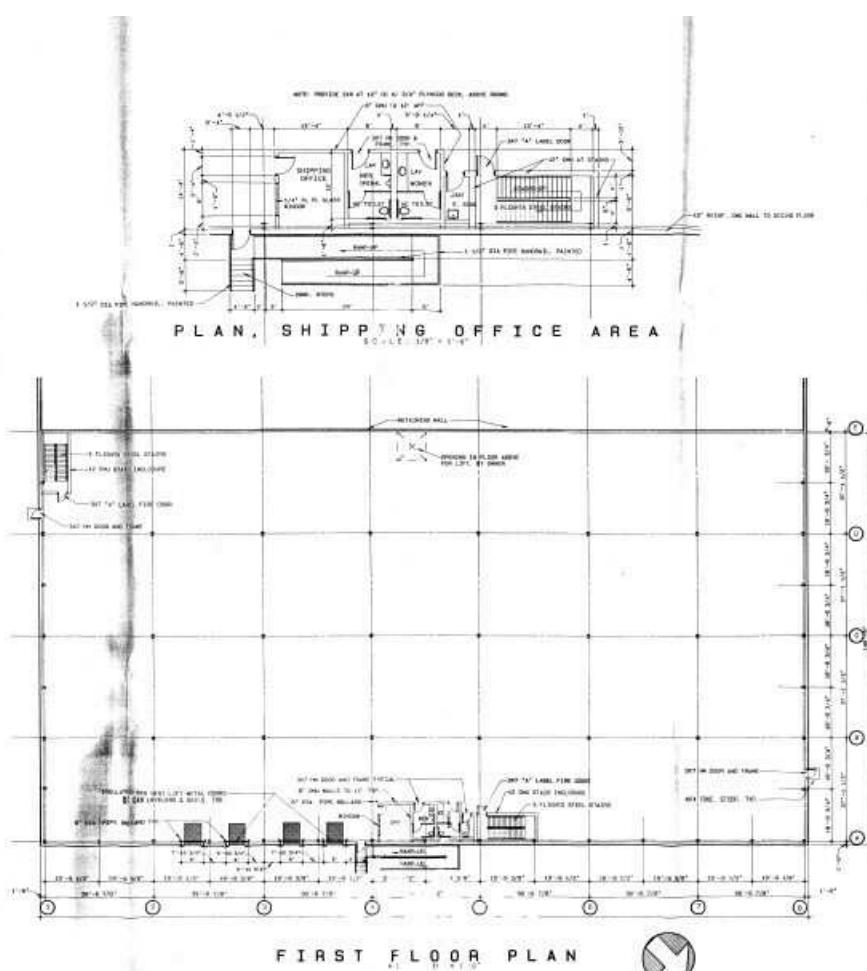
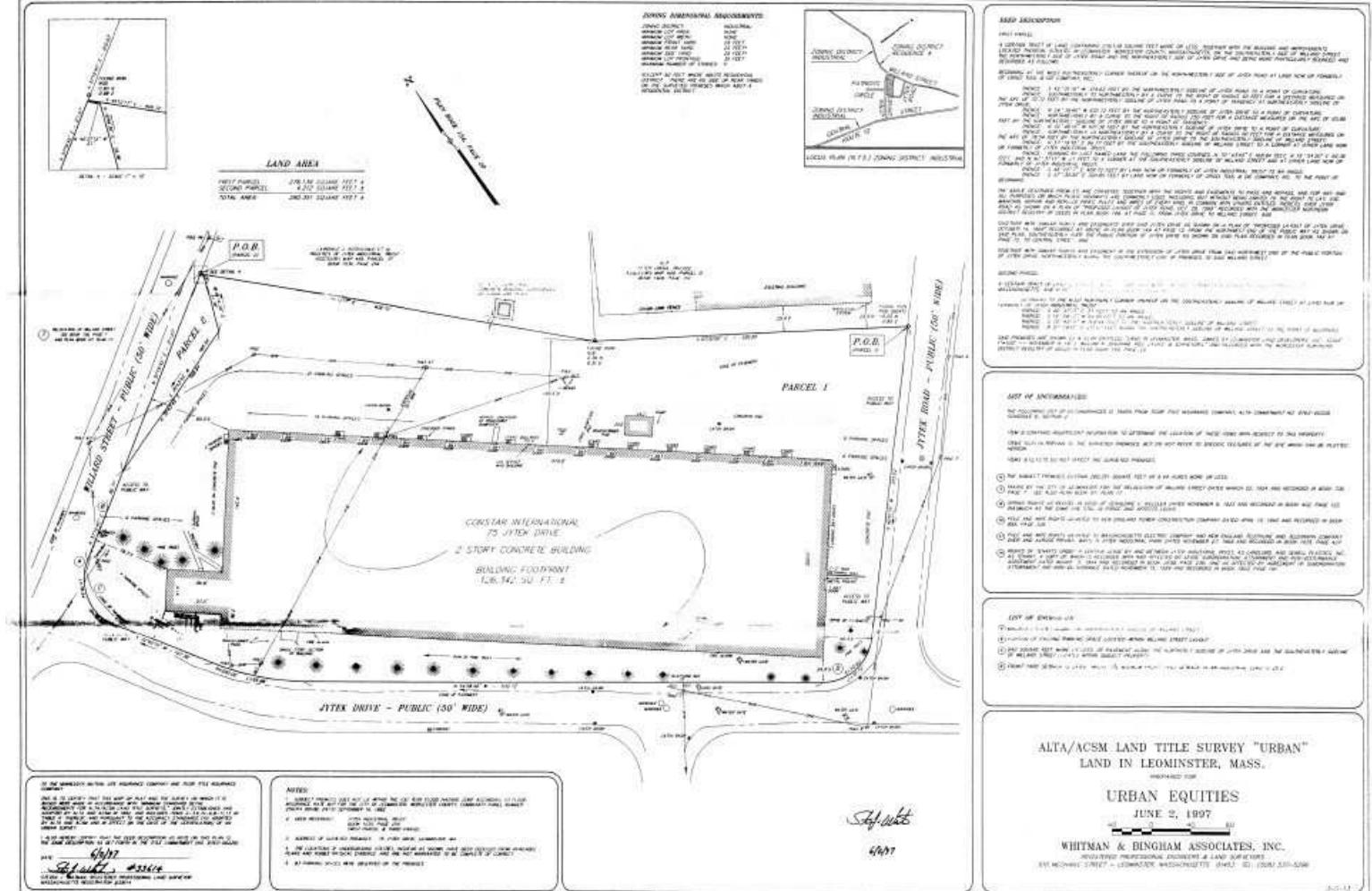
Building Size:	128,788 SF
Lot Size:	6.44 AC
Ceiling Height:	16' clear
Loading:	12 Tailboards
Drive In Doors:	1 tot./10' w x 14' h
Power:	1,500 - 2,500a/480v 3p
Utilities:	Heating, Lighting - Fluorescent, Sewer - City, Water - City
Parking:	Surface - 71
Columns:	40'w x 45'd
Sprinklers:	Wet
Construction:	Masonry
Lease Rate:	Market

## DEMOGRAPHICS

	3 MILES	5 MILES	10 MILES
Total Households	11,165	22,781	62,745
Total Population	27,588	57,330	161,992
Average HH Income	\$111,890	\$120,244	\$124,989







WAREHOUSE ADDITION  
FOR  
SEWELL PLASTICS  
1111 LAND STREET, LEXINGTON, MASS.

**LLOYD PLYLER CONSTRUCTION INC** 15  
3805 BUR. HIGH. 77 N.  
BROWNSVILLE, TEXAS 78520  
(214) 853-5393

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## DISTANCE TO



1.9 MILES

3 MIN



**7.4 MILES**

9 MIN



0.2 MILES

1 MIN

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EXCLUSIVE AGENT

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