

3

INDUSTRIAL

36-106 FINNELL DRIVE, WEYMOUTH, MA

CBRE

G|D
INDUSTRIAL

FIVE
BUILDINGS
 $\pm 247,625$ SF



MULTI-TENANT/
LIGHT INDUSTRIAL

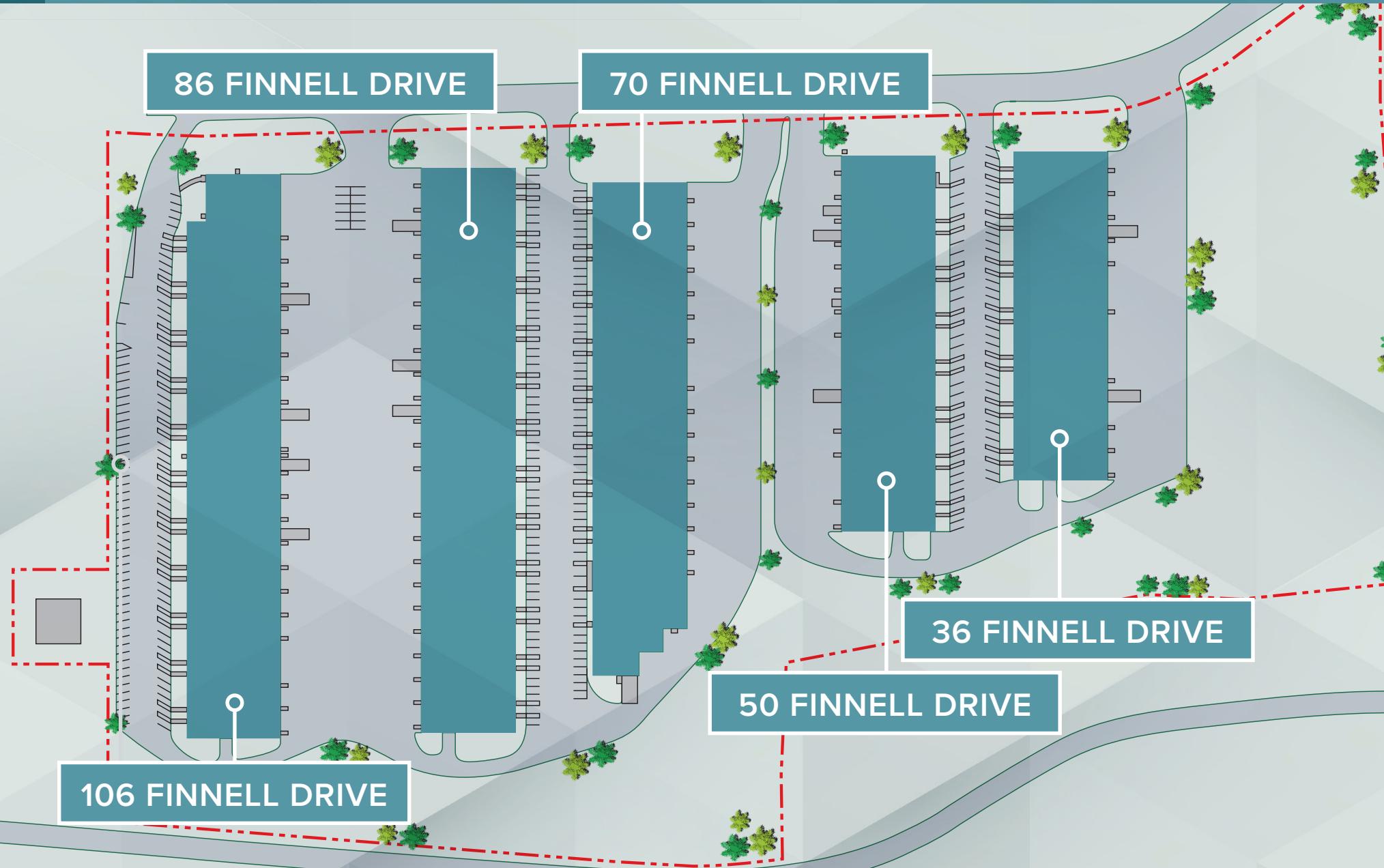


INFILL
LOCATION



$\pm 2,500$ -12,500 SF
AVAILABLE NOW

PROPERTY SPECIFICATIONS



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

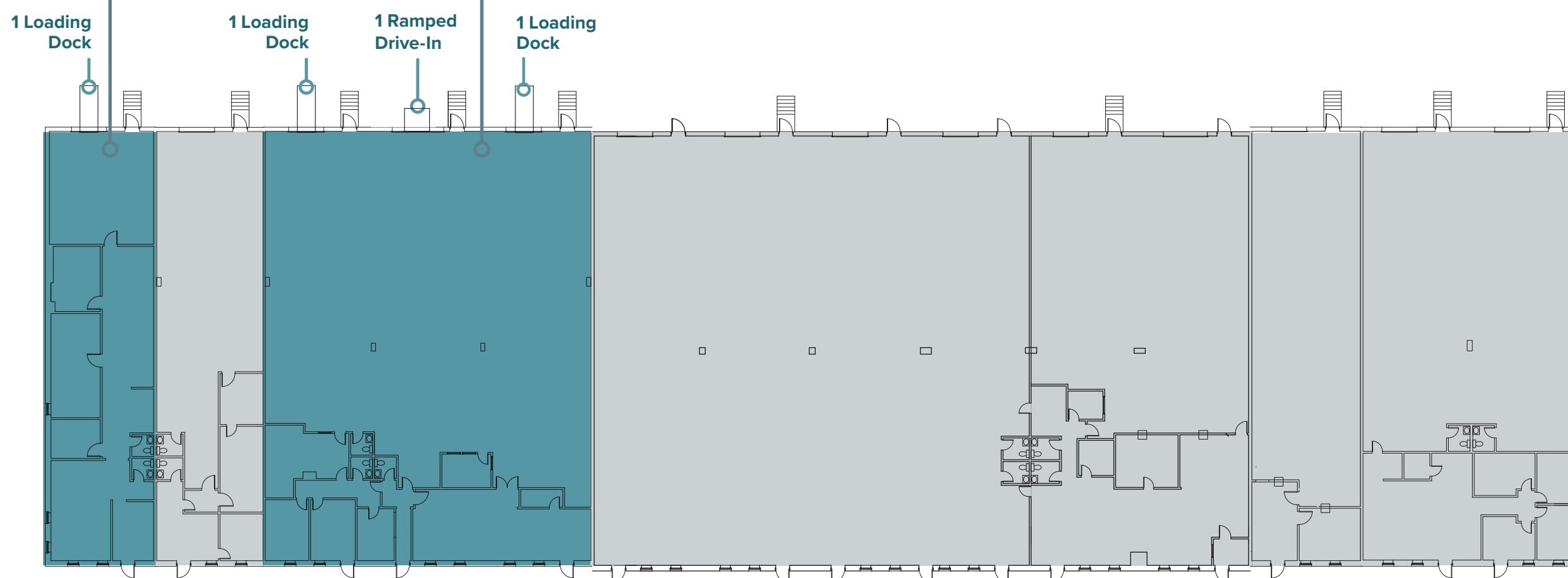
Zoning: I-1 (Industrial Park)

Utilities

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

36 FINNELL DRIVE

±35,000 SF

SUITE 1
±2,500 SF
VACANTSUITES 3-5
±7,500 SF
VACANT

Loading:

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

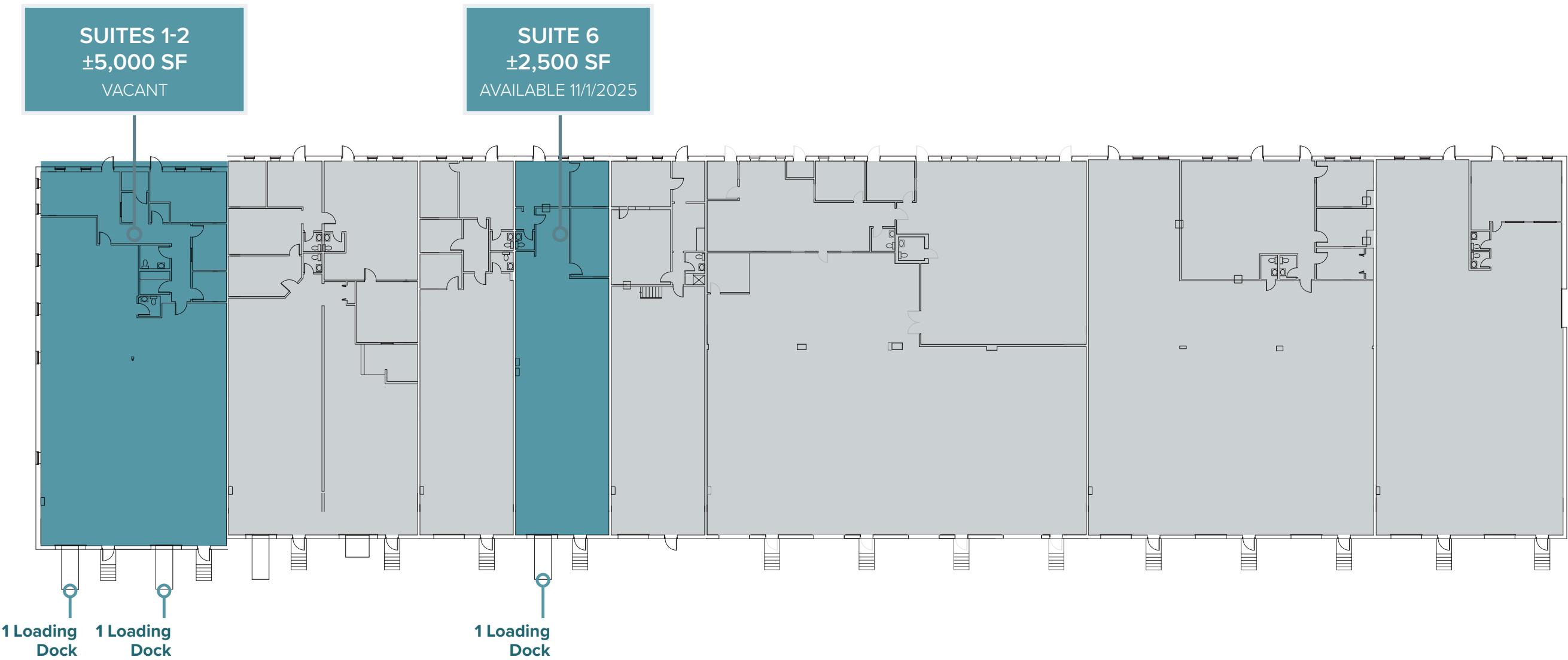
Parking:

±1.57 / 1,000 SF
35 spaces

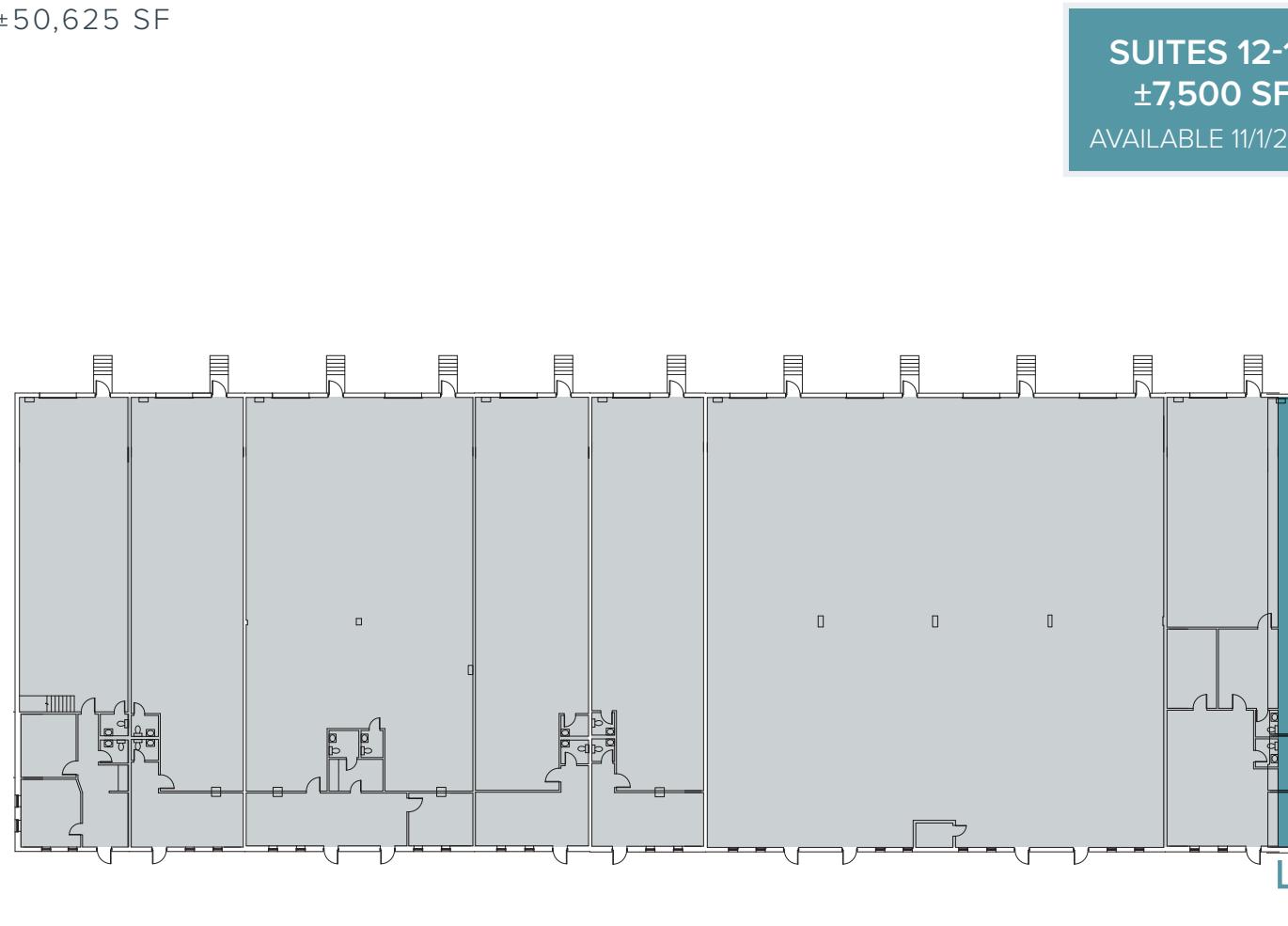
Power:

800 amp;
120/208V, 3-phase

50 FINNELL DRIVE

 $\pm 40,000$ SF**Loading:**Suites 1-4:
Two (2) Loading DocksSuite 6:
One (1) Loading Dock**Parking:** ± 1.57 / 1,000 SF
35 spaces**Power:**800 amp;
120/208V, 3-phase

70 FINNELL DRIVE

 $\pm 50,625$ SF

SUITE 15
 $\pm 2,500$ SF

AVAILABLE 11/1/2025

SUITES 12-14
 $\pm 7,500$ SF

AVAILABLE 11/1/2025

3 Loading
Docks

1 Loading
Dock

Contiguous Availability

Loading:

Suites 12-14:
Three (3) Loading Docks

Suites 15:
One (1) Loading Dock

Parking:

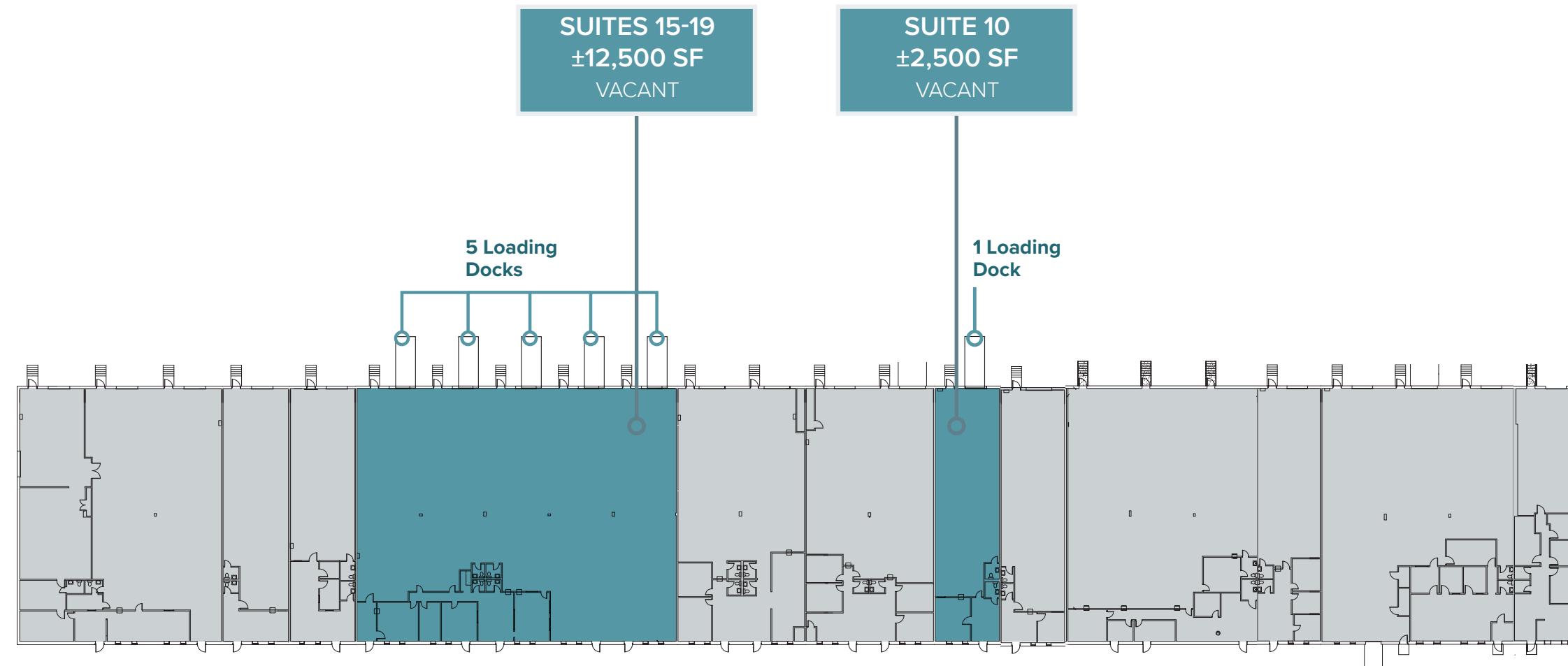
± 1.10 / 1,000 SF
55 spaces

Power:

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

86 FINNELL DRIVE

±60,000 SF



Loading:

Suite 10:
One (1) Loading Dock

Suites 15-19:
Five (5) Loading Docks

Parking:

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

Power:

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

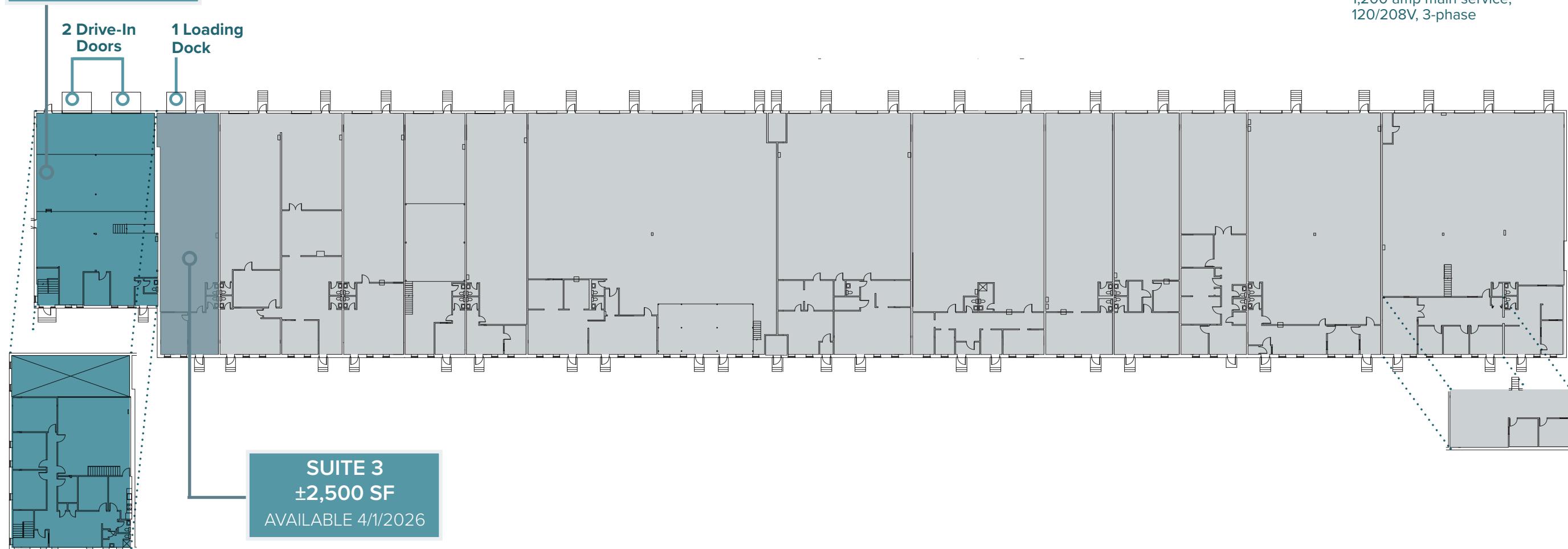
106 FINNELL DRIVE

±62,000 SF

SUITES 1-2

±7,000 SF

VACANT



Loading:

Suites 1-2:
Two (2) Drive-In Doors

Suite 3:
One (1) Loading Dock

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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