



*Available For Lease*

**24 Spring St,  
Northampton, MA 01062**



# PROPERTY SUMMARY & PARCEL OUTLINE

**24 Spring St, Northampton, MA 01062** offers 85,804 SF of warehouse/manufacturing space on an 11.72-acre site. The facility features 8 dock-high doors and clear heights ranging from 14' to 23'6", providing flexibility for a variety of industrial uses. Built in 1969 and classified as a Class C asset, the property is zoned General Industry and offers ample space for truck circulation, parking, or outdoor storage, making it well-suited for distribution, manufacturing, or logistics users in the Northampton market.



# Property Details & Specifications

**Address:** 24 Spring St, Northampton, MA 01062

**Rent Rate:** \$5

**Type:** Warehouse / Manufacturing

**Total SF:** 85,804

**Acreage:** 11.72

**Dock Doors:** 8

**Clear Height:** 14'-23'.6"

**Year Built:** 1969

**Building Class:** C

**Zoning:** General Industry







# PRIME INDUSTRIAL LOCATION - NORTHAMPTON, MA

**24 Spring Street** is strategically positioned within Northampton's established commercial and light industrial corridor, offering strong connectivity to Western Massachusetts and the broader New England region. The property benefits from close proximity to I-91, with convenient access to I-90 (Massachusetts Turnpike) and Route 9, enabling efficient north-south and east-west distribution throughout the Pioneer Valley and direct routes to Hartford, Springfield, and Boston. Located minutes from Downtown Northampton, regional employment centers, and a highly educated workforce driven by nearby colleges and universities, the site is well-suited for light industrial, flex, service operations, and last-mile distribution. Surrounded by a mix of commercial activity, residential density, and institutional anchors, this location offers strong accessibility, visibility, and operational efficiency within one of Western Massachusetts' most desirable submarkets.

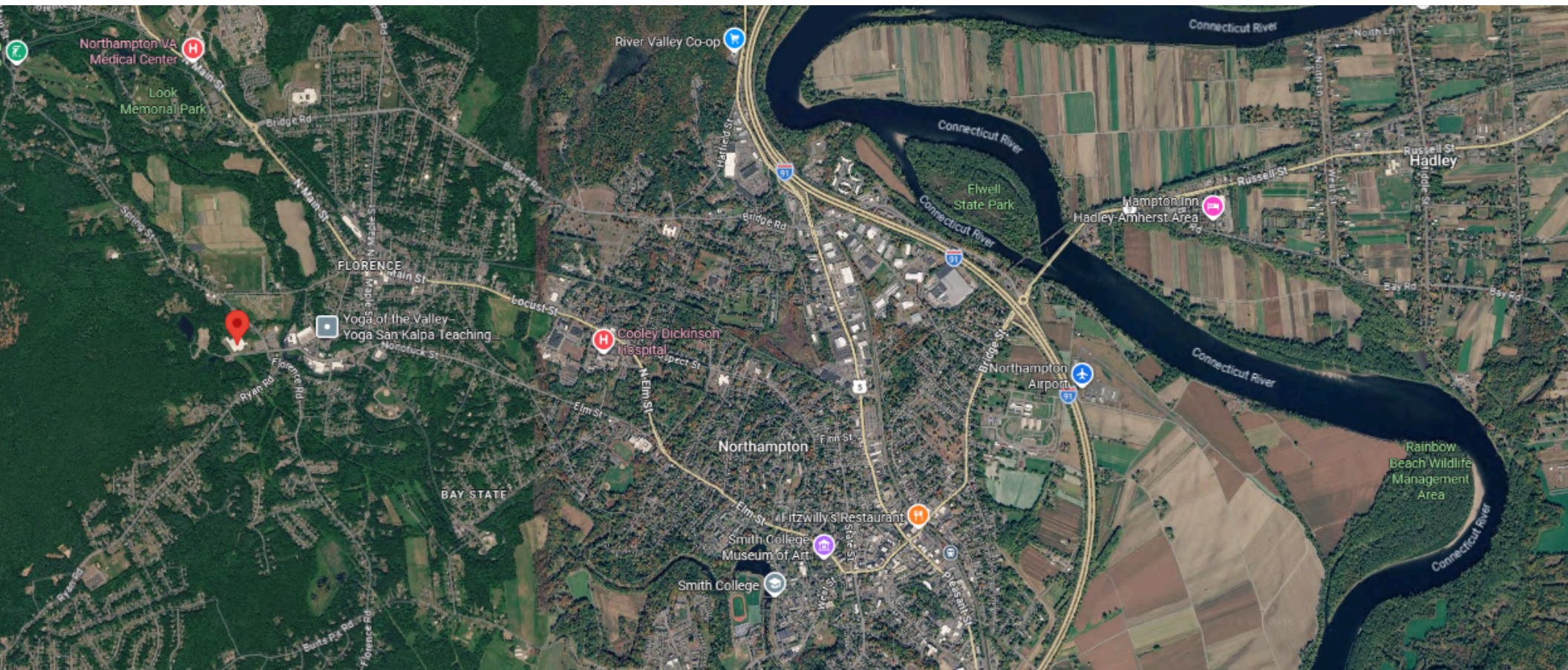
## LOCATION KEY DISTANCES

Route 9: 0.5 miles

Downtown Northampton: 1.1 miles

I-91: 2.5 miles

I-90 (Mass Pike): 10 miles





# Jeremy Barbuto



Acquisition Officer



(315) 436-3872



[Jeremy@IronHornEnterprises.com](mailto:Jeremy@IronHornEnterprises.com)

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