

5,800 SF WAREHOUSE SPACE AVAILABLE



40

STRAFELLO
DRIVE

AVON, MA



property description

40 Strafello Drive is ideally situated within Avon Industrial Park, just 20 miles south of downtown Boston.

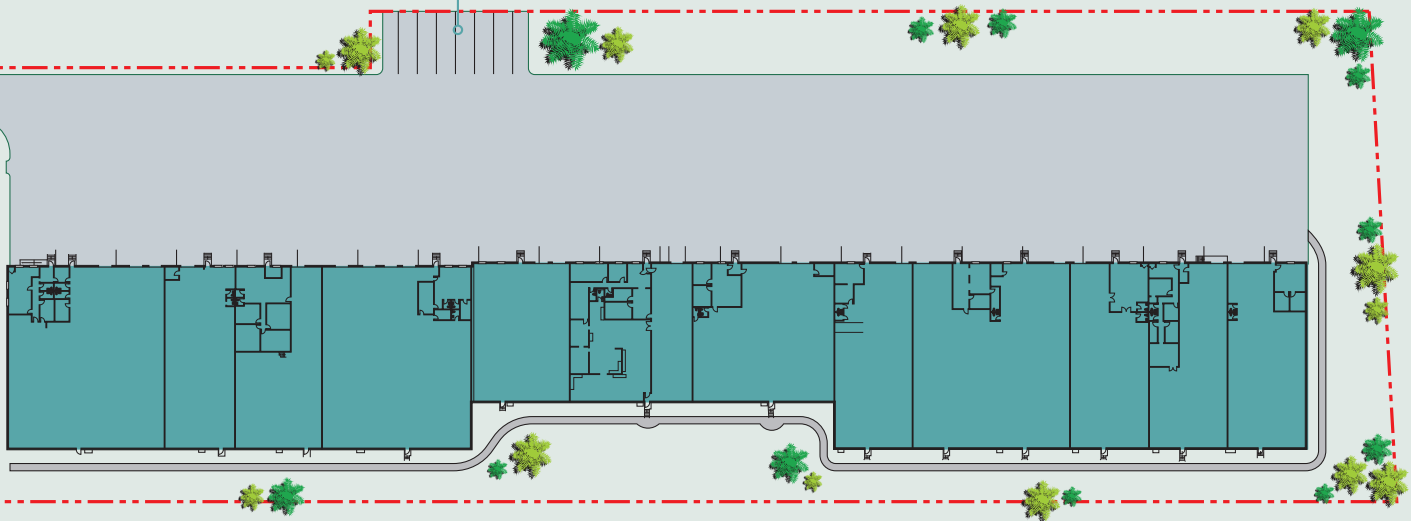
The park combines immediate highway access to major population centers throughout the region with best-in-class inventory and a long list of highly regarded corporate neighbors such as Lineage, Tighe Logistics, Ikea, Boss Cold Storage and Estes Express Lines.



site plan

8 TRAILER PARKING SPACES
(NON-EXCLUSIVE)

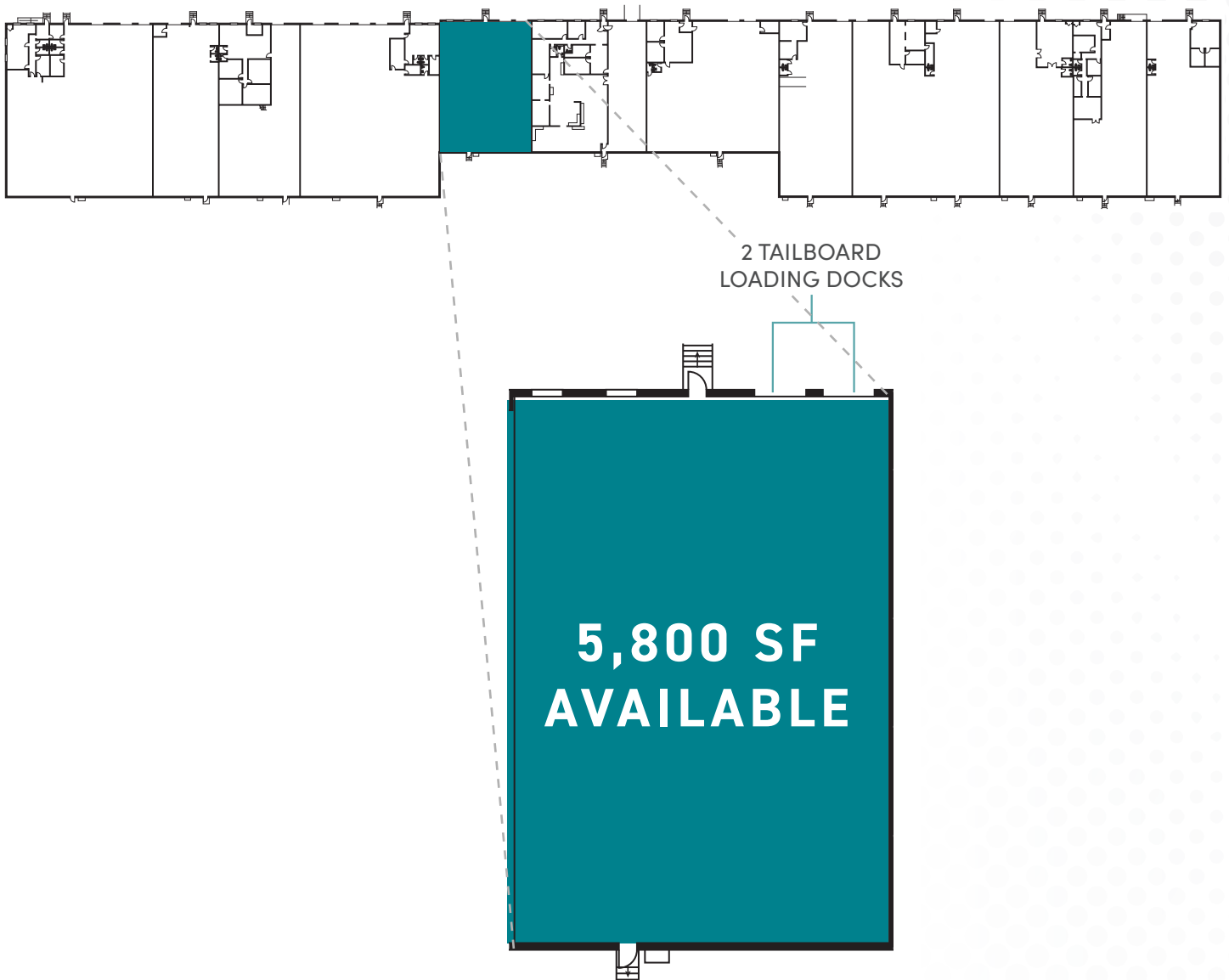
STRAFELLO DRIVE



building specifications

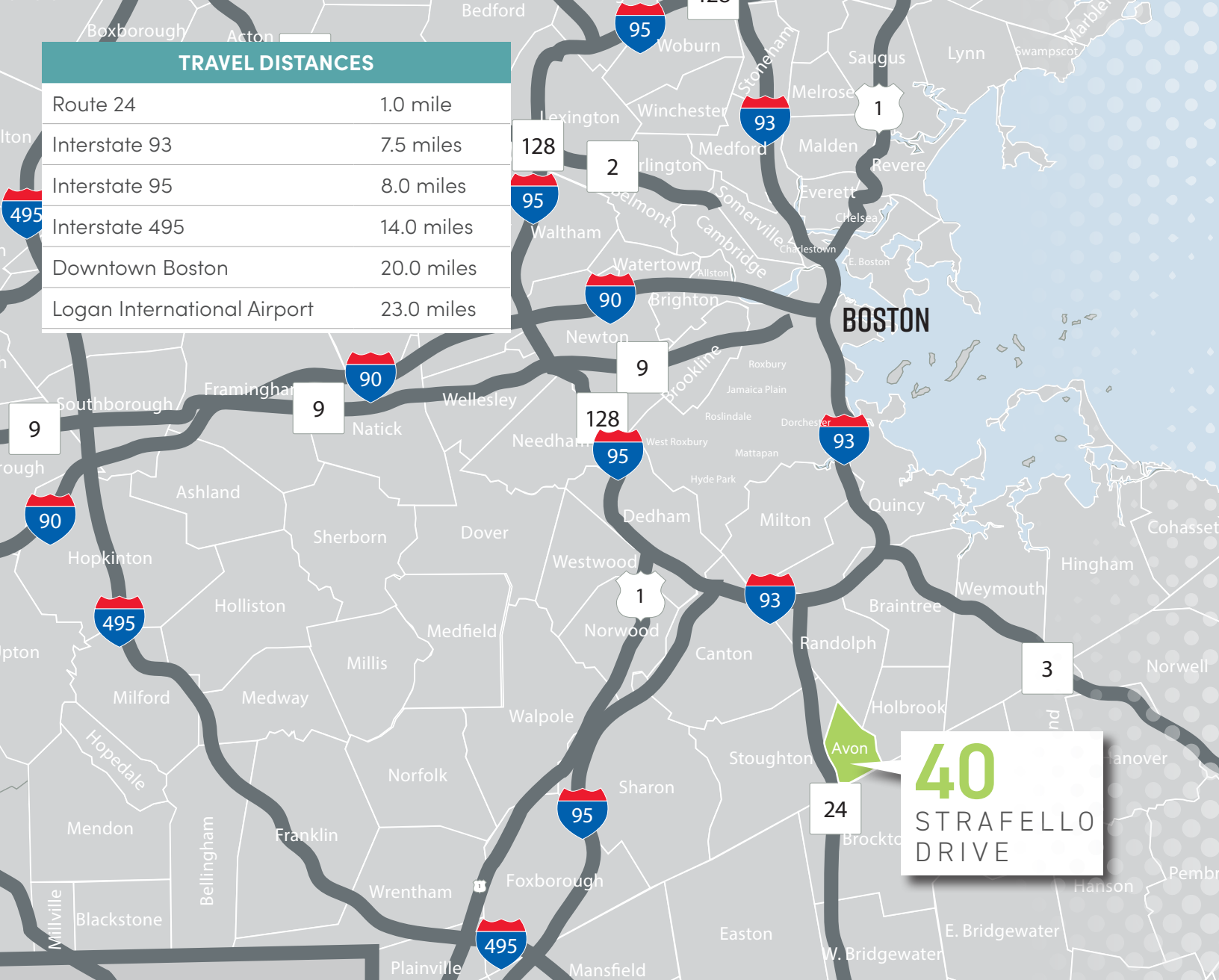
Total Building	93,020 SF	Truck Court Depth	±112'
Available SF	5,800 SF	Column Spacing	25' x 50'
Year Built	1981/2023	Power	480 volt, 3-phase
Acreage	±6.28 Acres	Sprinkler	Dry
Clear Height	17' - 20'	HVAC	Ceiling mounted gas heat
Loading	Two (2) Tailboard Loading Docks	Utilities	
Parking	±1.02/1,000 SF	Water/Sewer	Town of Avon/Private Septic
		Gas	National Grid
		Electric	Eversource Energy

floor plan



TRAVEL DISTANCES

Route 24	1.0 mile
Interstate 93	7.5 miles
Interstate 95	8.0 miles
Interstate 495	14.0 miles
Downtown Boston	20.0 miles
Logan International Airport	23.0 miles



contact us

Rob Byrne

Executive Vice President
+1 617 827 7486
robert.byrne1@cbre.com

Chris Mullen

Senior Vice President
+1 781 801 4432
chris.mullen2@cbre.com

Juliana Fiore

Senior Associate
+1 781 801 3423
juliana.fiore@cbre.com

Caroline Munn

Senior Associate
+1 516 851 6261
caroline.munn@cbre.com

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