



FOR LEASE

354 Birnie Ave

Springfield, MA 01107

On behalf of the property owner, Region Commercial is pleased to offer for lease 1,595 SF of office/ medical space located on the third floor of the building. The extremely well located building, in the heart of the North End medical corridor, near downtown and I-91, is situated across from the Baystate D'Amour Cancer Center, the property features free on-site parking, as well as easy access to, and visibility.

Lease Rate	\$13.00 NNN
OEXP	\$9.67
Tax	\$3.54
Size (SF)	1,595 SF
Acres	1.4910
Year Built	1920
Zoning	I2
Heat	Hot Air
A/C	Central

Mitch Bolotin

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C: 413-537-2020

E: mitch@regionco.com

LIC (MA): 134459

REGION CO LLC

Ben Bolotin

P: 978-540-0029

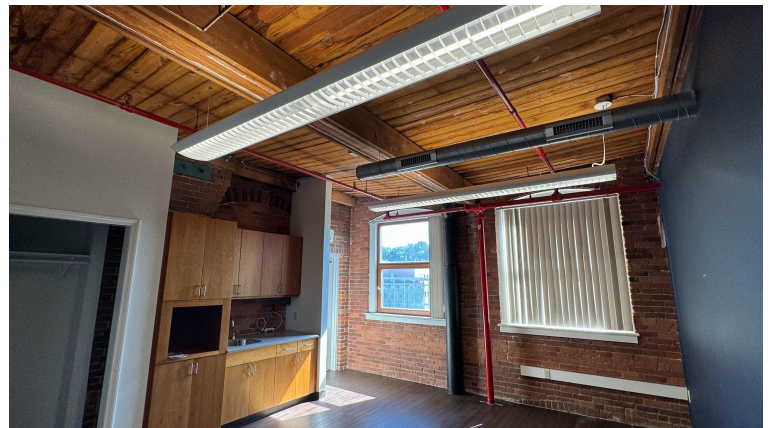
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