

For Lease

# Warehouse/Manufacturing

±39,923 - 108,893 SF Available



ARDEN | GROUP

CBRE

60 Maple Street  
Mansfield, Massachusetts

# Building Specifications

Total Building	±227,166 SF
Available SF	±108,893 SF <b>SUITE A : ±68,970 SF (Vacant)</b> <b>SUITE B : ±39,923 SF, Warehouse: ±32,723 SF, Mezzanine: ±7,200 SF (Available 7/1/2025)</b>
Land	±15.90 acres
Clear Height	<b>SUITE A : 16'8" - 21'6"</b> <b>SUITE B : 16'8"</b>
Column Spacing	40' x 40'
Loading Docks	<b>SUITE A : Five (5) tailboard loading docks, One (1) drive-in door</b> <b>SUITE B : One (1) tailboard loading dock, One (1) drive-in door</b> Ability to add additional loading docks
Sprinklers	100% wet system
Year Built	1968 (renovated in 1999/2014/2015)
Parking	±0.88/1,000 SF (200 automobile spaces plus truck court)
Roof	Rubber EPDM
Zoning	Industrial
Lighting	LED
Power	<b>Suite A: 1,200 amps</b>
Heating	Gas-fired radiant heat and rooftop units
Utilities	Gas: Columbia Gas Electric: Mansfield Municipal Electric Department Water/Sewer: Town of Mansfield



**6**  
**Loading Docks**

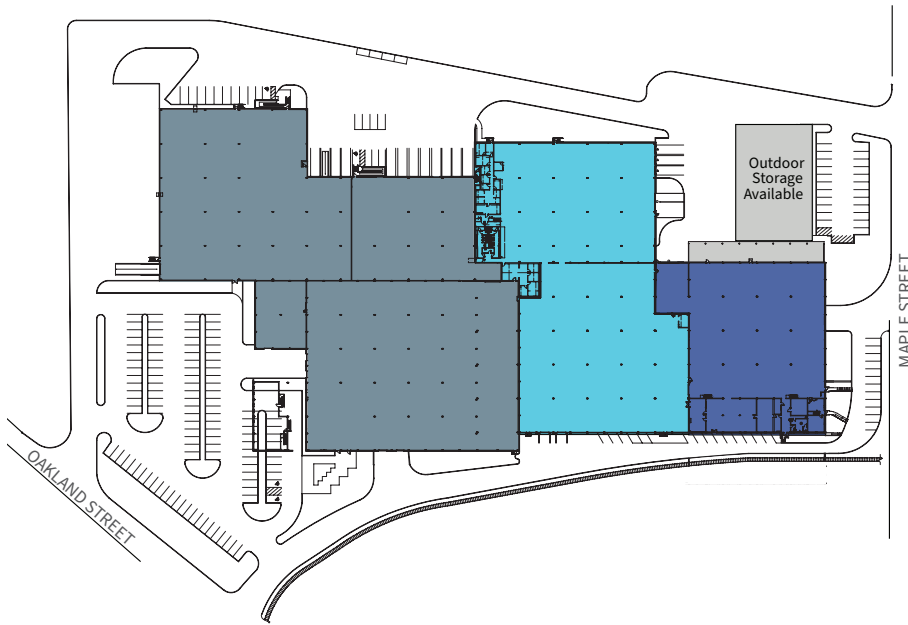


**3 Miles**  
**From I-95**



**Outdoor Storage**  
**Available**

# Site Plan



## Floor Plan

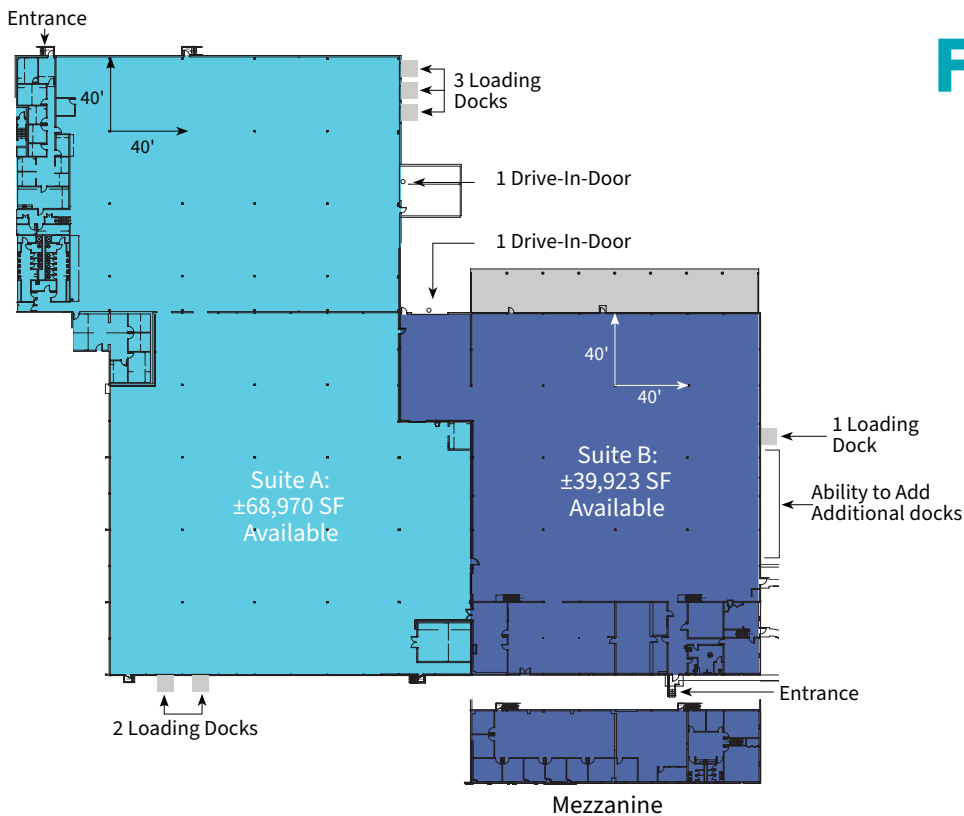
### Suite A:

±68,970 SF

### Suite B:

±39,923 SF

Warehouse: ±32,723 SF  
(Additional ±7,200 SF of Mezzanine)



Commercial Rail Line & Providence/  
Stoughton Commuter Rail Line

**Tighe**Logistics  
GROUP

**CAR-O-LINER®**

**FUTURE  
FOAM**

**60 Maple  
Street**

**AMERISTAR®**

**ASSA ABLOY**

**VIKING®**

**dgs**  
retail

**Clopay**

**NATIONAL  
Lumber**  
Builders  
FirstSource

**KITCHEN  
VIEWS**

**ADVANCED WAREHOUSES, INC.**  
Public Warehousing and Distribution Experts

**BASS RESORT SALES CORP.**

**Michael J Connolly & Sons**

**BIO MANSFIELD INCUBATOR**

**SHEEHAN**  
PERSONAL TRAINING  
Strength. Endurance. Motivation.

**DOORSCAPES, INC.**

**MINI WAREHOUSING, INC.**

**INTRANSIT  
CONTAINER**

**VAM REALTY TRUST**

**PRECISION  
BIOSCIENCES**

**ELM**

**2.0 MILES TO CABOT BUSINESS PARK**

#### TRAVEL DISTANCES

<b>T</b>	Mansfield Commuter Rail Station	1.1 Miles
<b>140</b>	Route 140	1.7 Miles
<b>95</b>	I-95	2.7 Miles
<b>495</b>	I-495	2.8 Miles
<b>City</b>	Providence, RI	21.1 Miles
<b>City</b>	Boston, MA	25.5 Miles

## Contacts

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