

**64A NEWARK STREET
HAVERHILL, MA**

4,750 SF FLEX SPACE AVAILABLE FOR LEASE



R.W. HOLMES
COMMERCIAL REAL ESTATE

FOR MORE INFORMATION PLEASE CONTACT:

MIKE OGASAPIAN, SIOR
MIKEO@RWHOLMES.COM
(781) 439-5945

PROPERTY OVERVIEW

AVAILABILITY: 4,750 SF

RENTAL RATE: \$13.00/SF NNN

Tenants responsible for pro-rata share of gas, electric, and water

TOTAL BUILDING: SIZE: 9,750 SF

YEAR BUILT: 1971 (Converted to Office in 2010)

CONSTRUCTION: Slab on Grade
Metal Butler Building with Vinyl Siding

ROOF: Metal (New in 2010)

HVAC: Split System for Heat & AC

FIRE PROTECTION: Dry Sprinkler System
Fire Alarm System Tied Into Haverhill Fire Dept.

UTILITIES: City of Haverhill Water & Sewer

PARKING: 15 Spaces

SUITE FEATURES & AMENITIES:

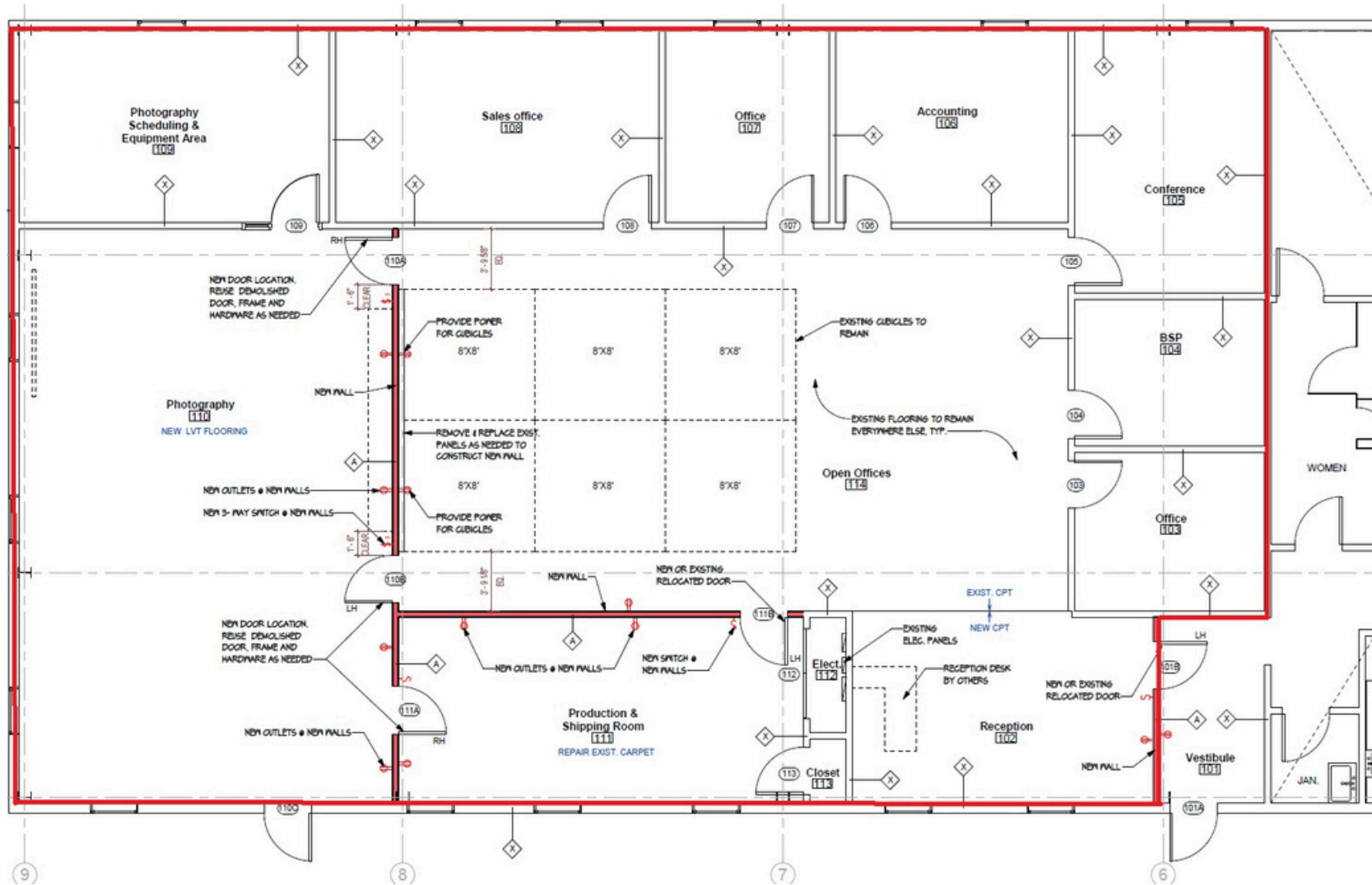
Reception Area
Conference Room
Printing Room
7 Private Offices
Open area with 6 modular cubicles (included at no extra cost)
Back open space (previously a photography studio)
Common area break room and restrooms

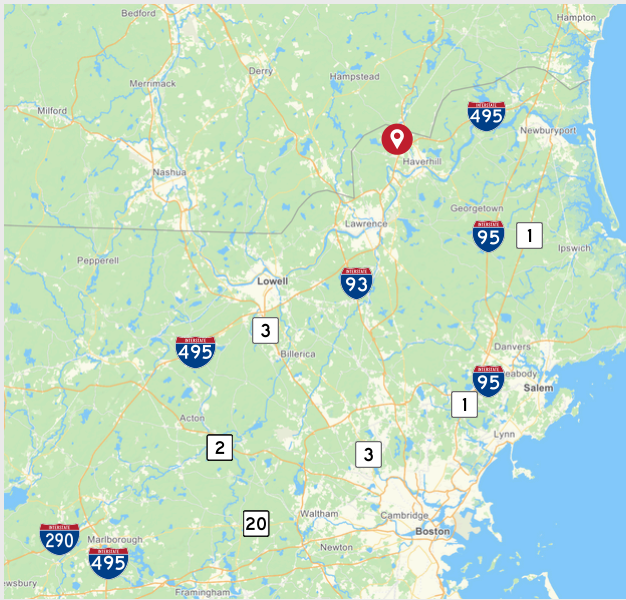
HIGHLIGHTS:

Ideal for office or light assembly/manufacturing users
Landlord open to modifications, including adding double-wide doors for forklift access
Discounted electrical service available due to on-site solar panels
Campus-like setting with easy highway access



FLOOR PLAN





LOCATION AND ACCESS



2 MILES



10 MILES

NASHUA, NH 27 MILES

BOSTON 37 MILES

WORCESTER 27 MILES



R.W. HOLMES
COMMERCIAL REAL ESTATE

FOR MORE INFORMATION PLEASE CONTACT:

MIKE OGASAPIAN, SIOR
MIKEO@RWHOLMES.COM
(781) 439-5945

All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof and is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

R.W. HOLMES COMMERCIAL REAL ESTATE 321 COMMONWEALTH ROAD, SUITE 202, WAYLAND, MA 01778
(508) 655-5626 | FAX (508) 651-3415 | INFO@RWHOLMES.COM | WWW.RWHOLMES.COM