

HEAVY POWER | \pm 2,400 AMPS AVAILABLE

630 FOREST STREET

Marlborough, Massachusetts

INDUSTRIAL / FLEX

13,054 SF Available



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Marlborough, Massachusetts



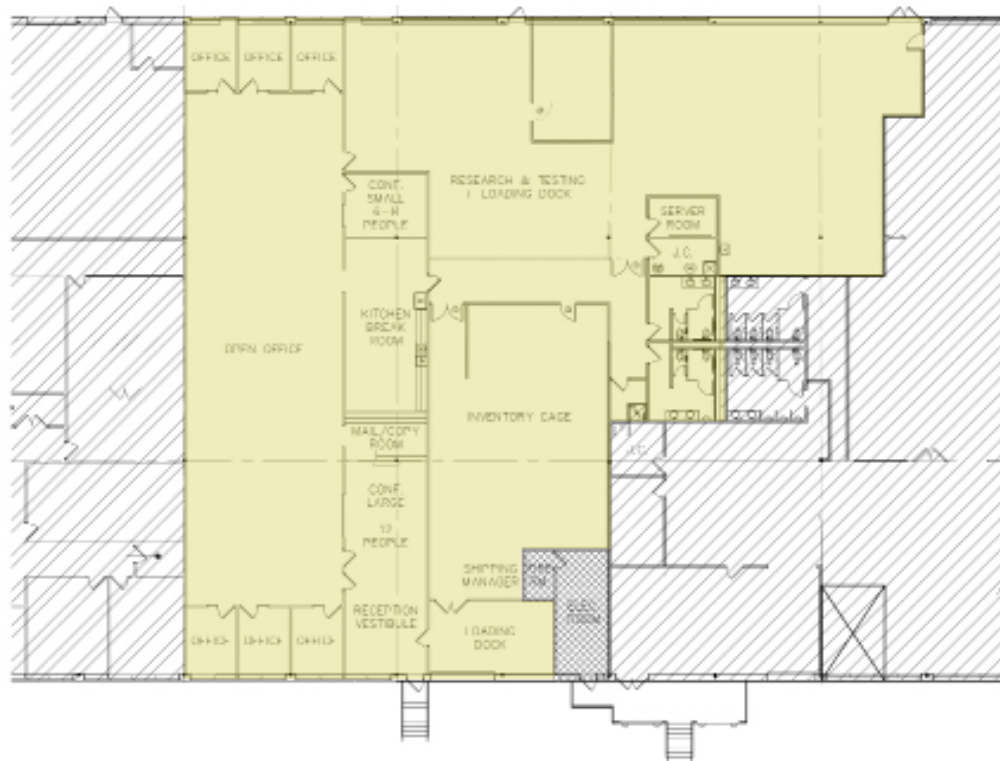
INDUSTRIAL/FLEX SPACE AVAILABLE



PROPERTY SPECIFICATIONS

BUILDING TYPE:	Industrial/Flex
YEAR BUILT:	1990
AVAILABLE SPACE:	13,054 SF
BUILDING SIZE:	50,110 SF
PARKING:	2.75/1,000 SF
CLEAR HEIGHT:	16.5' to Joist 19.5' to Deck Drop Ceiling Height: 9'
LOADING:	One (1) Tailboard Loading Dock Double Doors at Grade (in rear of building)
COLUMN SPACING:	40' x 42'
POWER:	3-phase 4 wire, 480/277 volts 3,000 amps switchgear. Exterior pad mount transformer is 1,000 kVA. Available power is approximately 1,500 amps with the ability to increase to \pm 2,400 amps.
HVAC:	Throughout Entire Premises
UTILITIES:	Electric: National Grid Water/Sewer: Municipal
SIGNAGE:	Exterior Building Signage Available

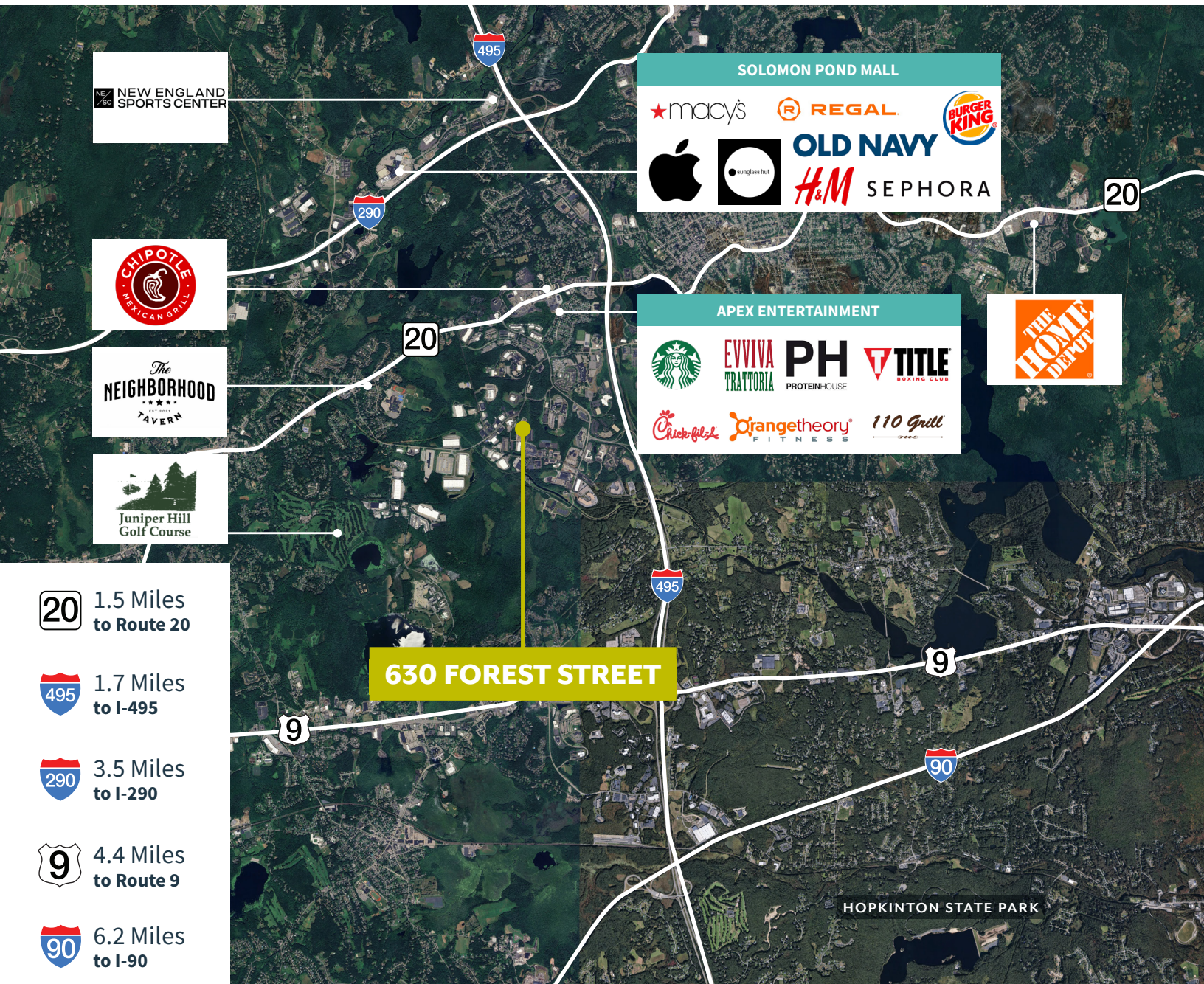
FIRST FLOOR | 13,054 SF



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