



# 85 WALNUT STREET

**BOSTON, MA**

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**FOR LEASE | 1,700 SF INDUSTRIAL BUILDING ON 0.11 AC**

- 12 Miles to Boston, MA
- 4 Miles to Route 95
- 0.5 Miles to Hyde Park Commuter Rail Station

EXCLUSIVE AGENT



THE  
STUBBLEBINE  
COMPANY

CORFAC INTERNATIONAL

# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

1,700 SF Industrial Building on 0.11 AC for Lease

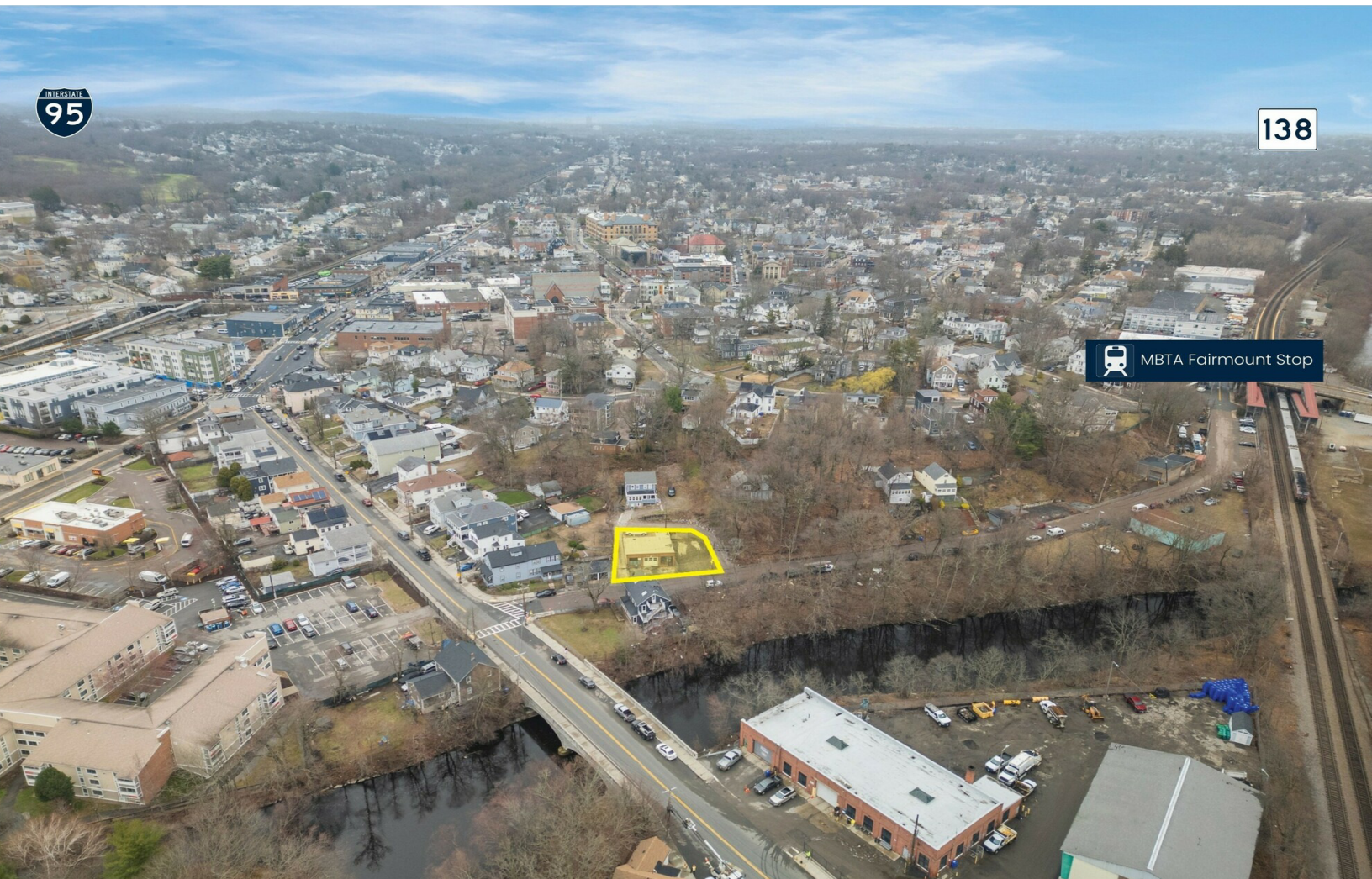
## PROPERTY HIGHLIGHTS

- 12 Miles to Boston, MA
- 4 Miles to Route 95
- 0.5 Miles to Hyde Park Commuter Rail Station

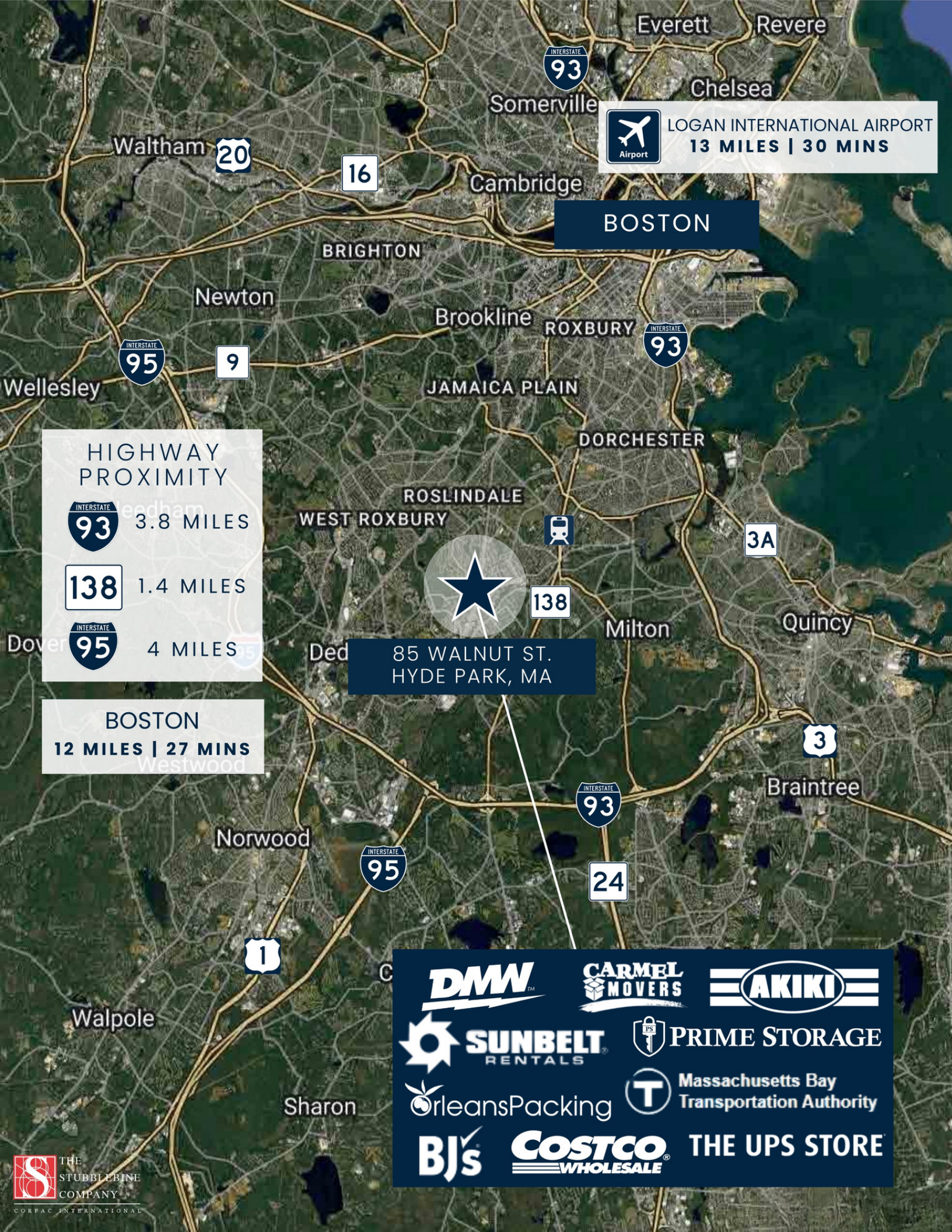
## PROPERTY SPECIFICATIONS

Building Size:	1,700 SF
Lot Size:	0.11 AC
Clear Height:	11'6"
Drive-In Doors:	1
Door Dimensions:	10.5 x 11"
Power:	110 Amps
Roof:	Rubber
Zoning:	LI-2
Parking:	5
Utilities:	Eversource
HVAC:	Window AC
Construction:	Brick
Lease Rate:	Market

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	59,102	145,400	611,480
Total Population	158,747	381,149	1,492,437
Average HH Income	\$142,432	\$144,134	\$164,084










 **LOGAN INTERNATIONAL AIRPORT**  
**13 MILES | 30 MINS**

**BOSTON**

**HIGHWAY PROXIMITY**

-  **3.8 MILES**
-  **1.4 MILES**
-  **4 MILES**

**BOSTON**  
**12 MILES | 27 MINS**

  
**85 WALNUT ST.**  
**HYDE PARK, MA**

**DMW** **CARMEL MOVERS** **AKIKI**

 **SUNBELT RENTALS**  **PRIME STORAGE**

 **OrleansPacking**  **Massachusetts Bay Transportation Authority**

**BJ's** **COSTCO WHOLESALE** **THE UPS STORE**

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