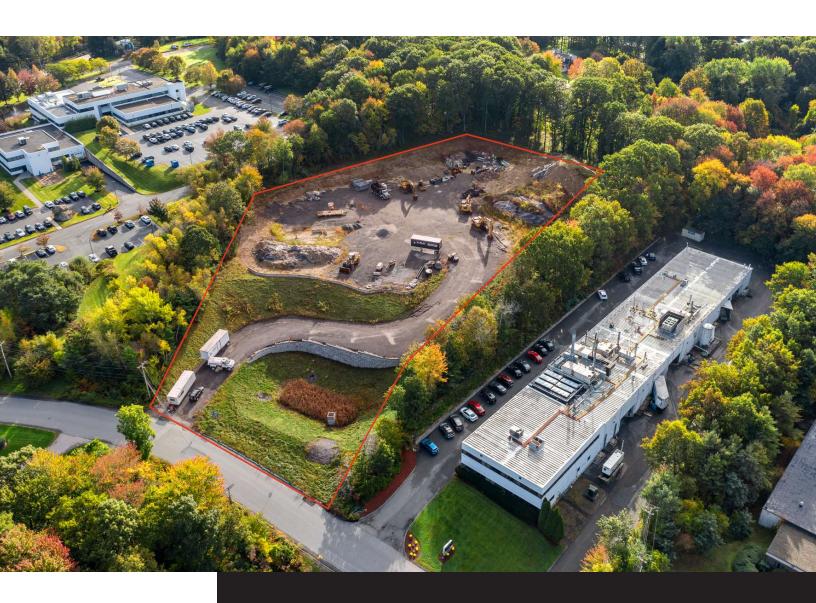


Land For Lease

40 FLAGSHIP DRIVE NORTH ANDOVER, MA

4.06 ACRES



617.999.0057

VIN CANNISTRARO

617.293.4553

ELLEN GARTHOFF

ellen@prescottadvisory.com 781.819.6424

PROPERTY SUMMARY





Property Description

4.06 Acres of Industrial Land available for lease In North Andover. Prime industrial property located in the Lawrence/Andover Submarket with convenient access to major routes, including Route 495 and Route 93.

location Summary	
Street Address	40 Flagship Drive
City, State. Zip	North Andover, MA, 01845
County	Essex
Submarket	Lawrence / Andover
Andover MBTA	3.7 Miles

Property Summary

Lease Rate	Market
Property Type	Land
Lot Size	4.06 Acres
Zoning	Industrial
Frontage	150'

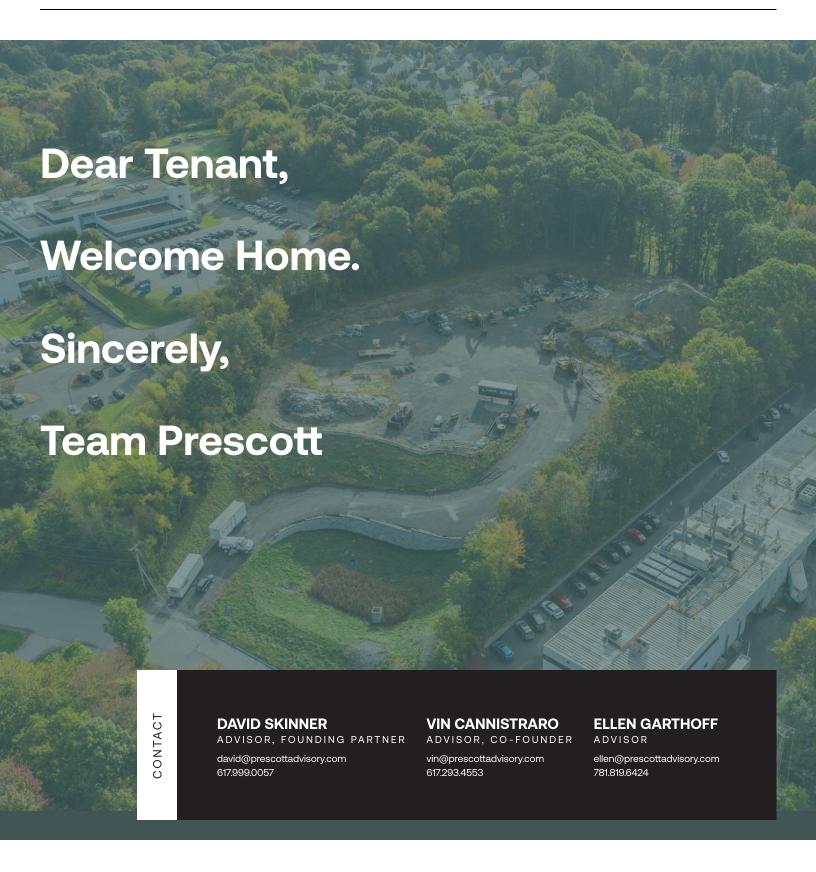
Demographics	0.3 Miles	0.5 Miles	1 Mile
Total Households	36	192	1,130
Total Population	109	581	3,882
Average HH Income	\$178,387	\$192,444	\$207,618

REGIONAL MAP









We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.