



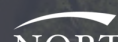
315-317

TrebleCove

NORTH BILLERICA, MA

100,800 + 121,250 RSF
HIGH-TECH MANUFACTURING
DEVELOPMENT

12,000 AMPS


NORTHBRIDGE

 CUSHMAN &
WAKEFIELD



SITE & BUILDING SUMMARY

315-317 TREBLE COVE ROAD, BILLERICA, MA

Source: Tobin Exhibit A - LL Response (07.08.26)

315-317 Treble Cove is a two-building robust, high-tech manufacturing / R&D development offering outsized infrastructure and exceptional power capabilities, designed with the most sophisticated tenants in mind.

SITE DESCRIPTION

	CONSTRUCTION TYPE	Insulated Concrete Tilt-Up Panels
	POWER	12,000 A

BUILDING DESCRIPTION

	CLEAR HEIGHT	36'
	COLUMN SPACING	56'x52' typical bay / 60'x52' speed bay
	OVERHEAD DOCK DOORS	12 Dock Doors
	SLAB	7" Unreinforced
	TRUCK APRON	Concrete Apron
	ROOF TYPE	TPO mechanically Fastened
	FIRE SPRINKLERS	ESFR System with Diesel fire Pump
	LIGHTING	LED Lighting

Note: Fields marked "Not addressed in this document" were not found in the source spreadsheet (a landlord scope/responsibility matrix, not a project fact sheet). Provide a site plan or additional exhibit to fill these in.



100,800 + 121,250 RSF



36' Clear Height



12,000 AMPS
Heavy Power



25 Loading Docks

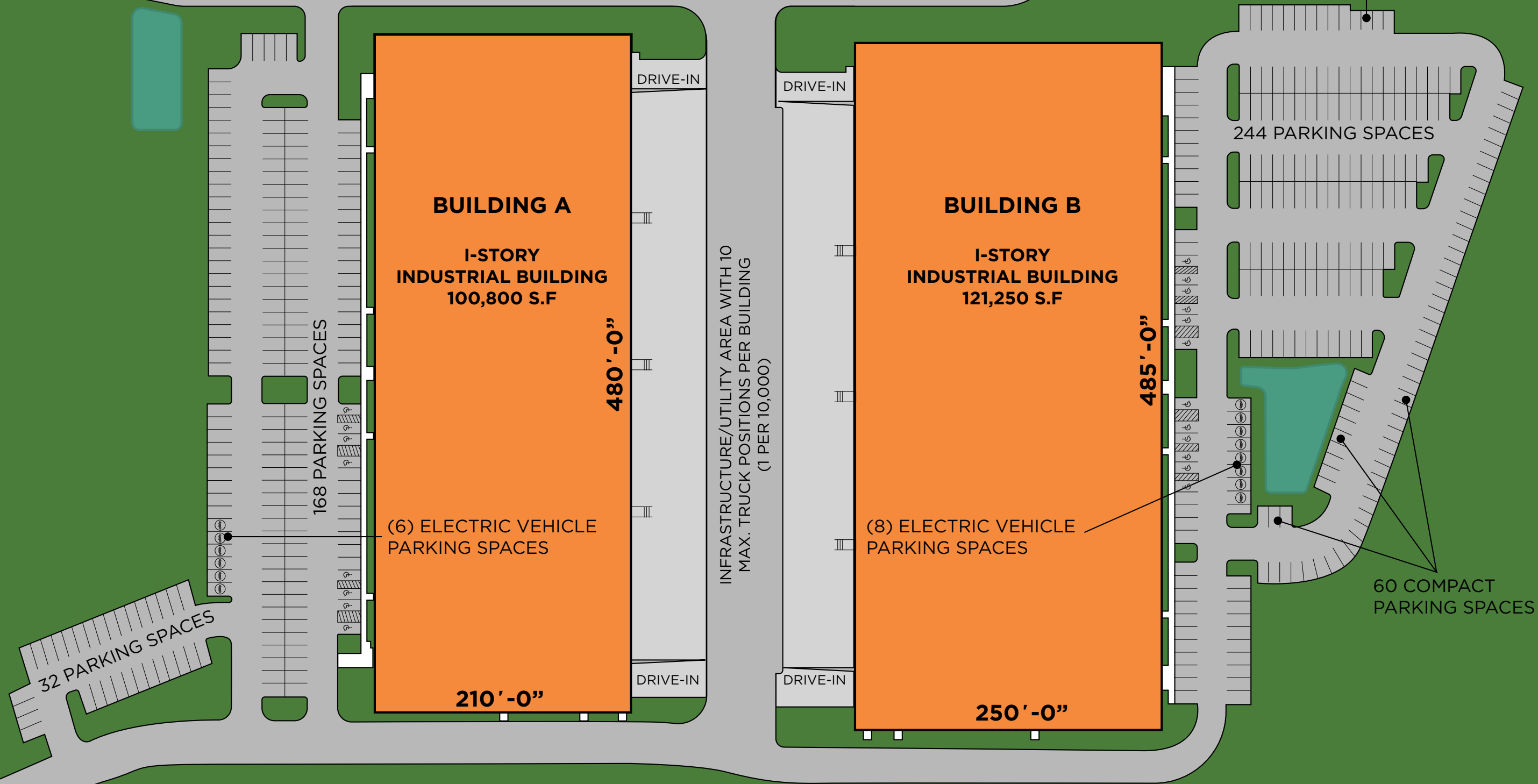


435 Parking Spaces



Direct Access
to Route 3,
I-95, and I-495





TIMELINE

JULY 2026
Building pads prepared

APRIL 2026
Site mobilization

OCTOBER 2026
Concrete poured and tilted,
steel erected

DECEMBER 2026
Weather tight shell

MARCH 2027
Shell Completion



315-317
TrebleCove

PC
Plastic Concepts, Inc.

TELEDYNE
FLIR

315
TrebleCove

LANTHEUS

3

CABOT

Entegris

NUVERA
FUEL CELLS

boston semi
equipment

SHEAUMANN

BOSTON
MATERIALS

BILLERICA

LUTRONIC

Superconducting Systems
AN IITPIS COMPANY

ACCESS
VASCULAR

EXCELITAS
TECHNOLOGIES

CHEMGENES

METTLER TOLEDO

3

Anokiwave

CONFORMIS

DURRIDGE
Radon Capture & Analytics

Medtronic

EPOXY
TECHNOLOGY

DRIVING



1 Minute to Route 3



5 Minutes to I-495



9 Minutes to I-95



30 Minutes to
Logan International Airport



315-317

TrebleCove

NORTH BILLERICA, MA




NORTHBRIDGE

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