



FOR LEASE | INDUSTRIAL

55 FOUNDATION AVE

Haverhill, MA 01835



LEASE OVERVIEW

AVAILABLE SF: 12,000 SF

LEASE RATE: \$8.95 SF/Yr (NNN)

LOT SIZE: 5.56 Acres

BUILDING SIZE: 66,000 SF

CEILING HEIGHT: 22.0 FT

YEAR BUILT: 2005

PROPERTY DESCRIPTION

SVN Parsons Commercial Group Boston is pleased to announce the availability of 12,000 SF at 55 Foundation Ave in Haverhill, MA.

PROPERTY HIGHLIGHTS

- Utilities Include: Gas (Natural), Sewer (City) and Water (City)
- Sprinklers: Wet
- 2 Loading Docks



ARLON BROWN, SIOR
Senior Advisor
508.271.9215
arlon.brown@svn.com

ALEX BERGER
Senior Advisor
508.271.9205
alex.berger@svn.com

JAMES NAWN
Associate Advisor
508.271.9210
james.nawn@svn.com
MA #9564893

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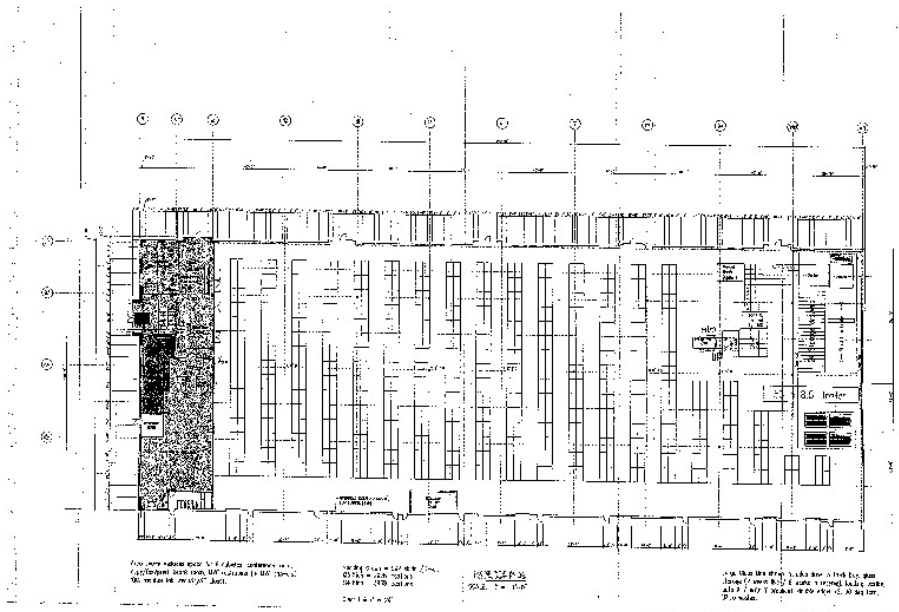
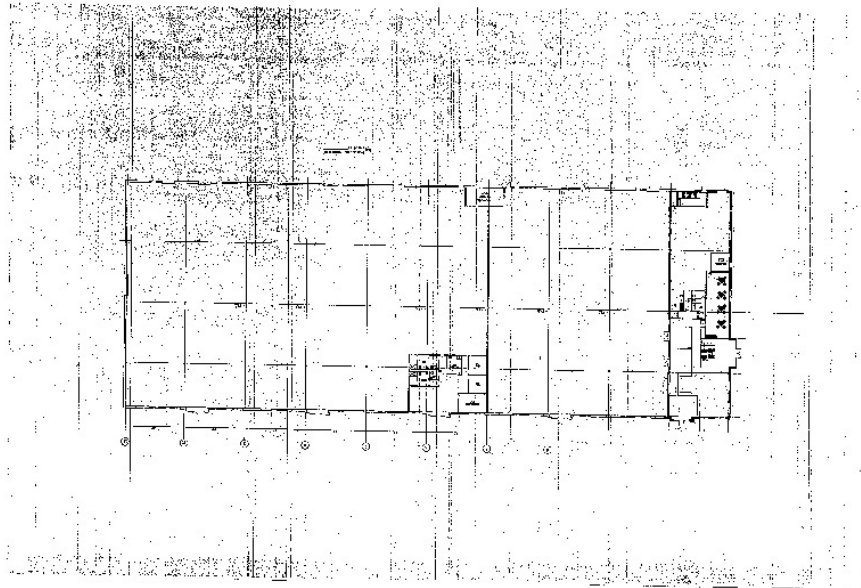
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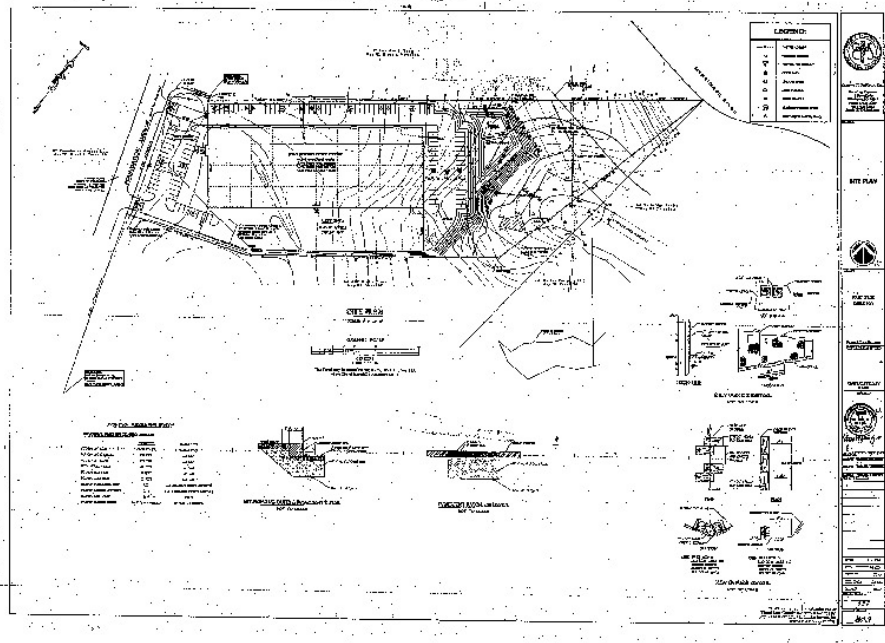
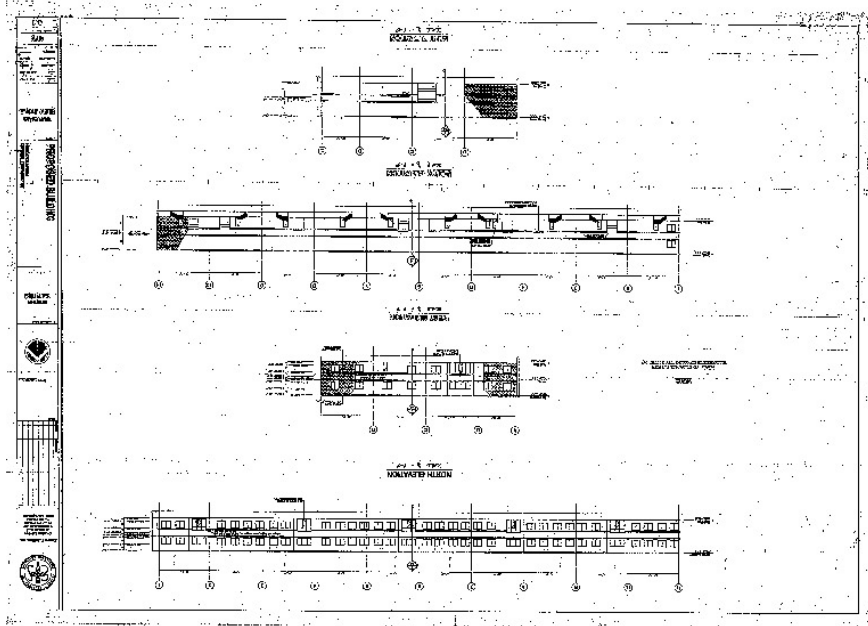
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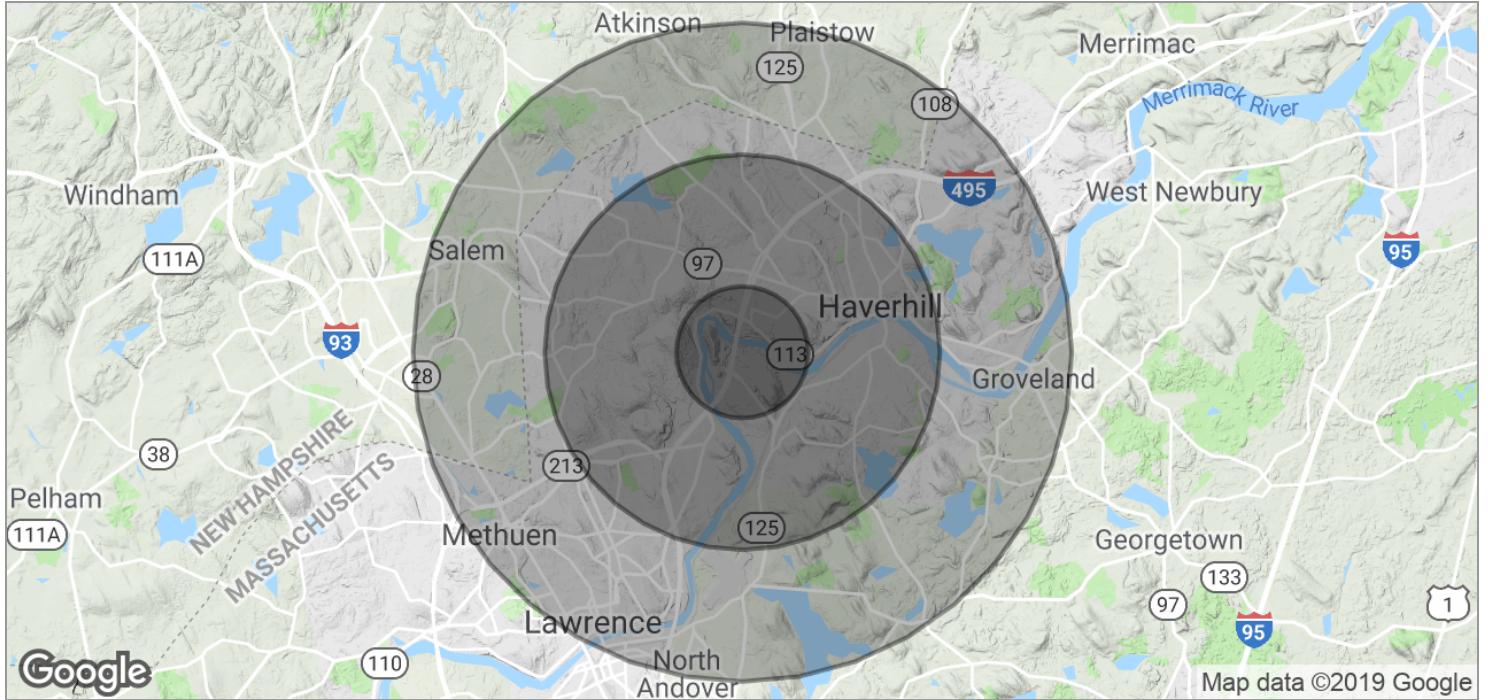
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POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	5,901	61,827	168,543
MEDIAN AGE	35.3	36.1	36.2
MEDIAN AGE (MALE)	32.8	34.8	35.1
MEDIAN AGE (FEMALE)	37.8	37.3	37.4

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	2,331	24,555	63,403
# OF PERSONS PER HH	2.5	2.5	2.7
AVERAGE HH INCOME	\$68,192	\$70,340	\$70,926
AVERAGE HOUSE VALUE	\$296,356	\$307,270	\$329,092



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Arlon Brown, SIOR

Senior Advisor

SVN | Parsons Commercial Group - Boston

Arlon I. Brown, SIOR is a Senior Advisor for SVN Parsons Commercial Group Boston based in Framingham, Massachusetts. With over 40 years of commercial real estate experience, Mr. Brown is a valuable asset to servicing of his client's real estate needs. He focuses on brokerage activities including investment sales, leasing and consulting as both a tenant and owner's representative throughout the Suburban Boston market. He focuses on the major real estate sectors office, industrial, retail and development properties.

Mr. Brown holds the distinctive SIOR (Society of Industrial & Office Realtors) designation for over 31 years.

Education:

Bachelor of Science in Business Administration- Graduated Cum Laude from Boston University

Masters of Business Administration with distinction from Suffolk University

Attended Harvard University's Real Property Institute

Transaction Summary:

over \$800 million in property transactions completed

Over 1,000 individual transactions [sales and leases] completed

Over 5 million square feet of property sold or leased

Professional Affiliations:

CBA Achievement Award [2000, 2002, 2003]

Member of the Society of Industrial & Office Realtors [SIOR]

Real Estate Brokerage License- Commonwealth of Massachusetts

Real Estate Brokerage License- State of Maine

Former adjunct professor- Northeastern University

Former Board of Directors- Boston University School of Management

Former member of the Southborough Zoning Board of Appeals

Phone: 508.271.9215

Fax: 508.820.2727

Cell: 617.962.0162

Email: arlon.brown@svn.com

Address: 1881 Worcester Road
Suite 200
Framingham, MA 01701



ARLON BROWN, SIOR

Senior Advisor
508.271.9215
arlon.brown@svn.com

ALEX BERGER

Senior Advisor
508.271.9205
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JAMES NAWN

Associate Advisor
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Alex Berger

Senior Advisor

SVN | Parsons Commercial Group - Boston

Alex Berger is an Advisor for SVN|Parsons Commercial Group BOSTON. He focuses on serving the commercial real estate requirements (leasing and sales) for clients throughout the Suburban Boston markets as both a tenant and owner's representative.

Prior to joining SVN|Parsons Commercial Group BOSTON, Alex was an Associate at the R.J. Kelly Company, based in Burlington, Massachusetts where his responsibilities included both tenant and landlord representation for office and industrial clients in the 128 North Market.

Alex's primary focus is on communities located within the I-495 and I-95 belts as well as the Route 3 Corridor, specializing in both tenant and landlord representation for office, industrial, research and development, manufacturing, medical, bio-tech and development properties.

Licensed Real Estate Broker in Massachusetts and New Hampshire.

Phone: 508.271.9205

Fax: 508.820.2727

Cell: 617.304.2181

Email: alex.berger@svn.com

Address: 1881 Worcester Road
Suite 200
Framingham, MA 01701



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DISCLAIMER

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To the extent Owner or any agent of Owner corresponds with any prospective lessee, any prospective lessee should not rely on any such correspondence or statements as binding Owner. Only a fully executed Real Estate Lease Agreement shall bind the property and each prospective purchaser proceeds at its own risk.

