

# Commercial Lease Opportunity • Hyannis Financial District New Construction • First Building off Exit 6, Route 6, on Route 132 Southbound



Built, Owned & Managed by Silvia & Silvia Custom Builders  
Contact Floyd Silvia with Lease Inquiries: [fsilvia@silviaandsilvia.com](mailto:fsilvia@silviaandsilvia.com) or 508.648.2410

*Broker Participation Invited*

# Lakeside Commons

1575 Iyannough Road (Rte. 132), Hyannis MA



## Available Now

- All-New Construction
- 2.27 Acres of Land
- 7,434 +/- s.f. of Space
- \$24 - \$27 per s.f. NNN
- 5 - 7 Year Lease Terms
- Up to 4 Suites Available
- 31 Parking Spaces
- Lobby, Elevator, Central Staircase
- Professional Landscaping
- Traffic Counts:
  - 44,135 (Summer)
  - 33,545 (Off-Season)

## Now Leasing Executive Suites

Located directly across from the new Cape Cod 5 Headquarters, this is the ONLY commercial space available for lease in the Hyannis Financial District.

Buildings in Adjacent Properties Include:

New York Life • Merrill Lynch • Wells Fargo Advisors • Spaulding Rehabilitation • VRI

# Suite 1 • Ready for Immediate Occupancy



- 2,403 s.f. on First Floor
- Reception Room
- Large Central Space
- 3 Private Offices
- Kitchenette

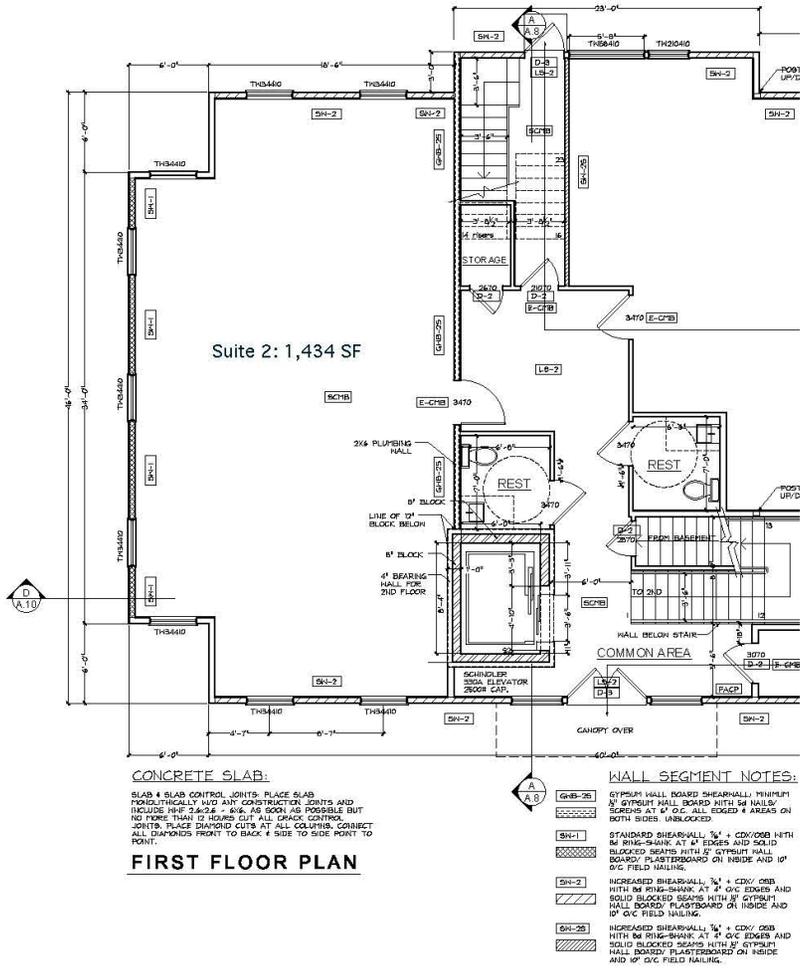
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# Suite 2 • Built to Suit

1,434 s.f. on First Floor



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