

# FOR LEASE

**INTRODUCTORY  
RATE**

INDUSTRIAL SPACE

5 FISHER STREET, FRANKLIN



**Zoning:** Mixed Business Innovation (MBI)

**Building details:**

Electric: 3000 amps, 480V, 3 phase  
Each suite separately metered for gas and sub-metered for electric

**Suite A:** \$9.75 NNN 8,904 SF  
2 drive in doors

**Suite B:** \$9.75 NNN 14,285 SF  
1 box truck dock, 1 tractor trailer dock

**Suites A&B:** \$9.25 NNN 23,189 SF  
Ceiling height 14'-21'

2 loading docks & 2 drive-in doors  
**Suite C1** \$9.75 NNN 11,680 SF  
Ceiling height 16'6"

Exposed brick & beam office w/1 loading dock  
**Suite C2** \$9.75 NNN 12,190 SF  
Ceiling height 16'6"

Exposed brick & beam office w/1 loading dock  
**Suites D/E:** \$10.50 NNN 26,746 SF  
Ceiling height 17' and 21'

3 loading docks & 1 large drive-in door  
**Suites C/D/E:** \$9.75 NNN 50,616 SF

**All suites:** \$9.75 NNN 73,805 SF

**Location:** Conveniently located just outside downtown Franklin & immediately off Route 140. Approximately 1.5 miles from exits 16 & 17 on Route 495. Close to Dean College and train station in the town center.

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Please scan the QR code for a virtual tour



Suites D&E

