

5,469 - 39,243 SF FOR LEASE

# 212 ELM STREET

Somerville, MA 02144



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## THE INNOVATION HUB OF DAVIS SQUARE

Rare Class A opportunity in the highly sought after Davis Square, Somerville neighborhood with a dynamic network of forward-thinking innovative companies. Located between world renowned Harvard University and Tufts University. Davis Square is known for its lifestyle amenities including an eclectic mix of restaurants, 24/7 community of highly educated workforce, and accessibility.

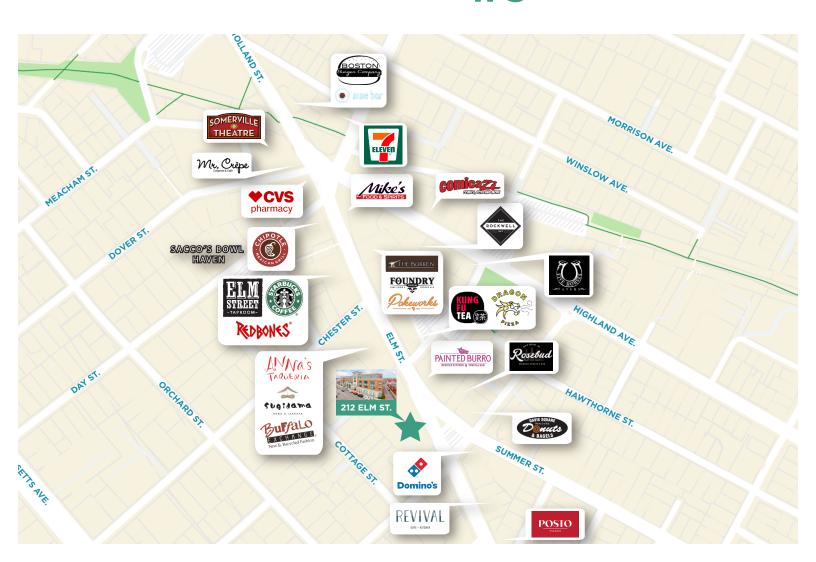
Large, covered parking garage

Private outdoor patio & dedicated roof terrace

Expansive windows & ceiling heights

Flexible floor plate sizes

#5 Branding opportunity for anchor tenant



## 1ST FLOOR

5,469 SF



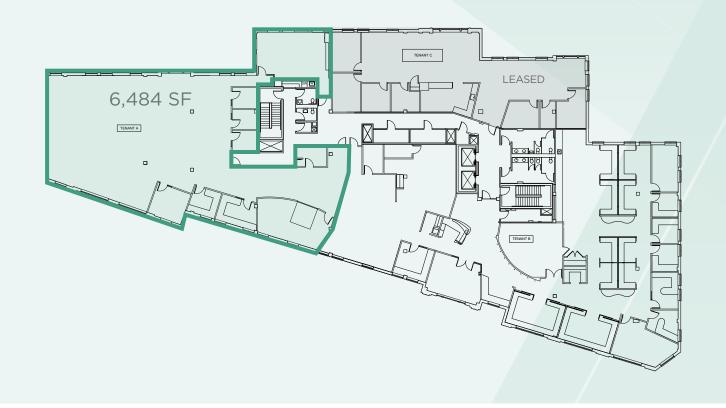
## 2ND FLOOR | JANUARY 2026 OCCUPANCY

18,921 SF



## 3RD FLOOR

SUITE 302: 6,484 SF



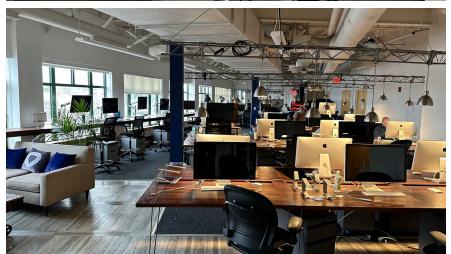
## 3RD FLOOR

SUITE 300: 8,369 SF





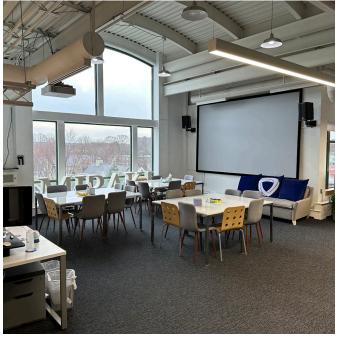






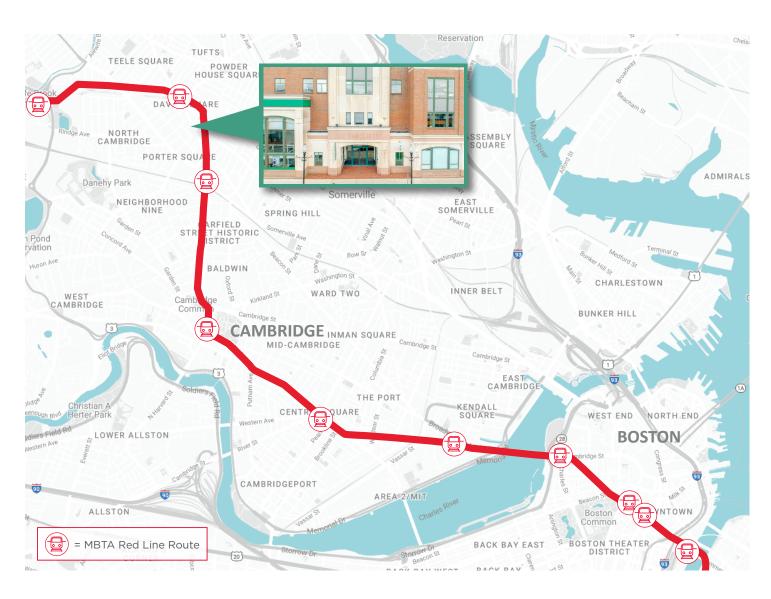






# PRIME LOCATION

212 Elm is conveniently located for commuters and is within a 5-minute walk to the Davis Square MBTA Station (Red Line).



#### **CONTACTS**

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