

**BOSTON  
LOGISTICS**

# BOSTON'S PREMIER INDUSTRIAL PARK

648,022 RSF

**NEWMARK**



## PROPERTY USES

INDUSTRIAL



FOOD  
PRODUCTION



OFFICE



FLEX



RECREATION



ARTIST  
STUDIO

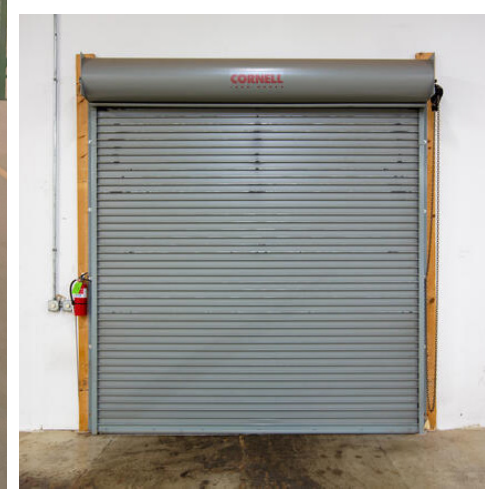
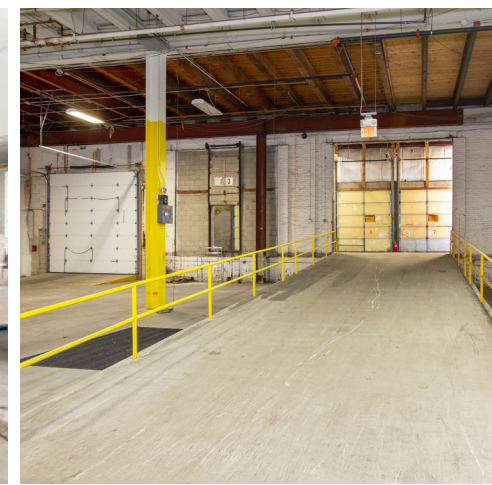


R&D



AND MORE







## 65 SPRAGUE STREET | 460,451 SF

# FIRST FLOOR

### BUILDING SPECS:

**YEAR COMPLETED / RENOVATED:** 1905 /1999

**SIZE:** 460,451 SF

**AVAILABLE SF:**

**VACANCY E:** 2,008 SF

**VACANCY H:** 43,440 SF

**PARKING:** 0.5 per 1,000

**CLEAR HEIGHT:** 21'

**COLUMN SPACING:** 22' X 33'

### UTILITIES

**WATER/SEWER:** Boston Water Sewer / Dedham Water District

**GAS:** Eversource

**ELECTRICAL:** Eversource

**FLOOR:** 6" slab throughout

**PASSENGER ELEVATOR:** One (1) 2,500 lb capacity

### LOADING

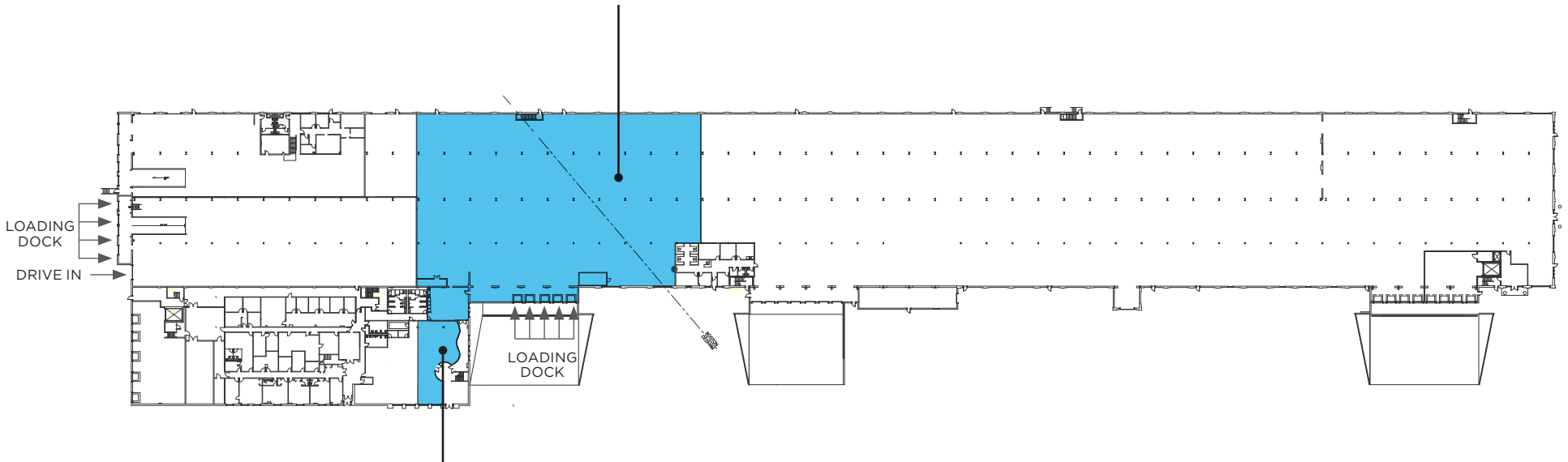
**VACANCY H:** 5 Docks

**TRUCK COURT:** 100 + feet

**ELECTRICAL SERVICE / CAPACITY:** 480 volt 3 phase 3000 amp main service

**SPRINKLER:** Wet system

VACANCY **(H)**  
**43,440 SF**



VACANCY **(E)**  
**2,008 SF**



## 65 SPRAGUE STREET | 460,451 SF

# SECOND FLOOR

### BUILDING SPECS:

**YEAR COMPLETED / RENOVATED:**  
1905 /1999

**AVAILABLE SF:**

- VACANCY 2W 7,344 SF
- VACANCY 2G 1,850 SF
- VACANCY 2L 3,200 SF
- VACANCY 2P 3,280 SF
- VACANCY 2V 4,439 SF
- VACANCY 2Z 8,807 SF

**PARKING:** 0.68 per 1,000 SF

**COLUMN SPACING:** 22' X 33'

**UTILITIES**

**WATER/SEWER:** Boston Water Sewer /  
Dedham Water District

**GAS:** Eversource

**ELECTRICAL:** Eversource

**LOADING:** Access to shared loading via  
freight elevator

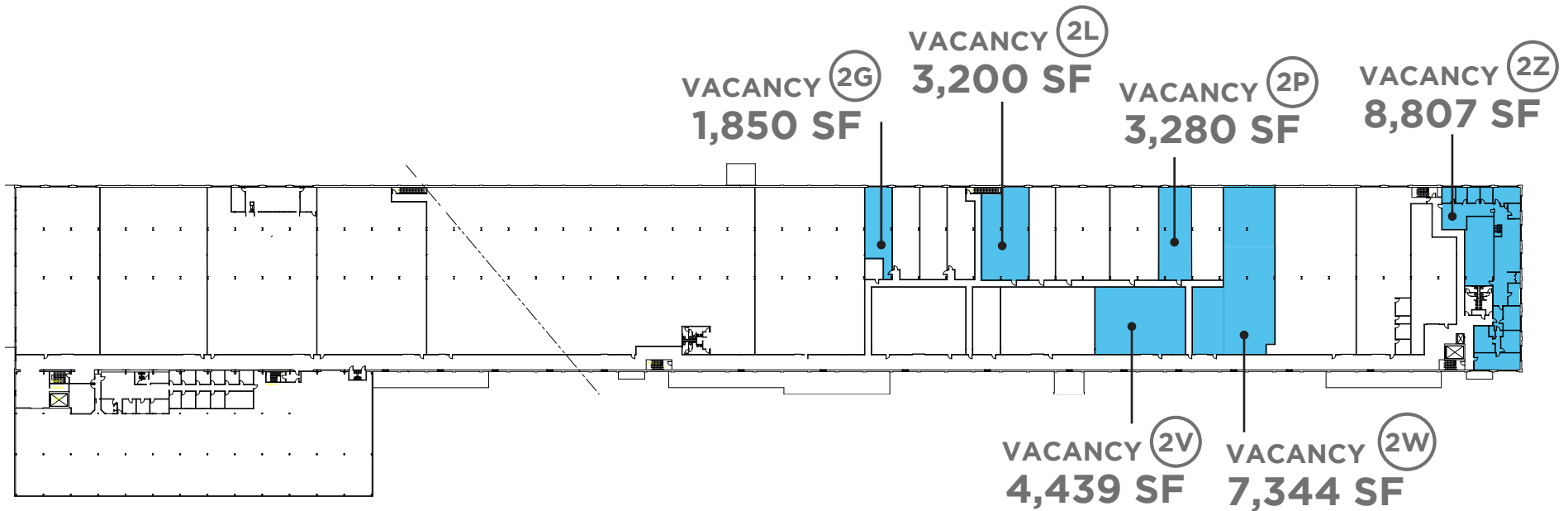
**FREIGHT ELEVATOR:** Two (2) 10,000 lb  
capacity

**PASSENGER ELEVATOR:** One (1) 2,500  
lb capacity

**TRUCK COURT:** 100 + feet

**ELECTRICAL SERVICE / CAPACITY:**  
480 volt 3 phase 3000 amp main service

**SPRINKLER:** Wet system





## 63 SPRAGUE STREET | 24,395 SF FIRST FLOOR

### BUILDING SPECS:

YEAR COMPLETED / RENOVATED: 1987

SIZE: 24,395 SF

#### AVAILABLE SF:

VACANCY 102 6,195 SF

VACANCY 103 5,000 SF (available 10/2024)

VACANCY 101 3,200 SF (available 7/2024)

PARKING: .05 per 1,000

FLOOR: 6" slab throughout

LOADING: 1-5 dock doors

CLEAR HEIGHT: 18' - 22'

ELECTRICAL SERVICE / CAPACITY: 208 volt 3 phase 600 amp main service and 480 V 3 PH 600 A

#### UTILITIES

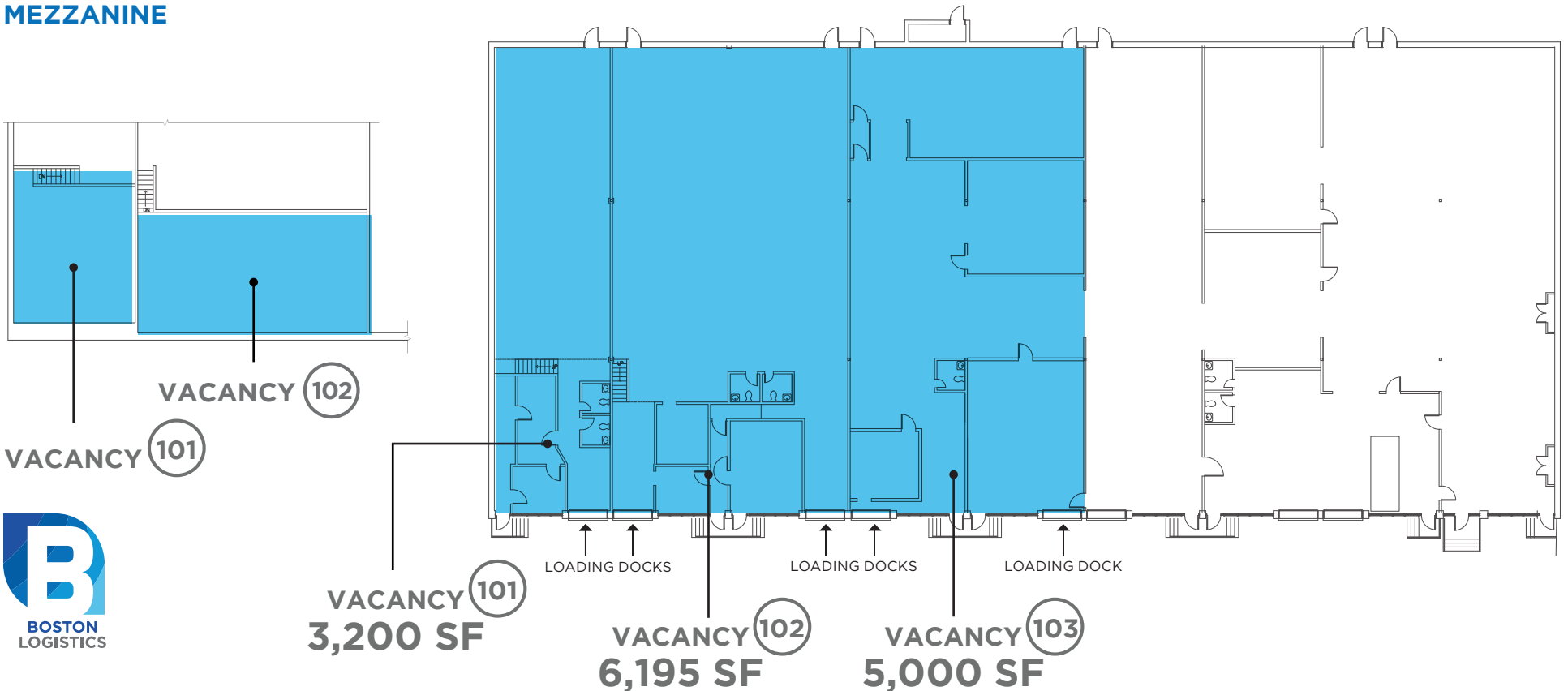
WATER/SEWER: Boston Water Sewer

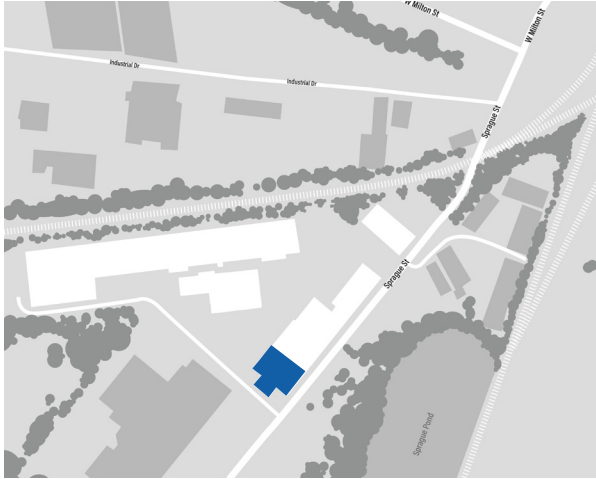
GAS: Eversource

ELECTRICAL: Eversource

TOTAL CONTIGUOUS SF: 3,200 - 14,395 SF

### MEZZANINE





## 75 SPRAGUE STREET | 88,419 SF

# FIRST FLOOR

### BUILDING SPECS:

**YEAR COMPLETED / RENOVATED:**  
1985/2000

**SIZE:** 88,419 SF

**AVAILABLE SF:**  
**VACANCY 201B** 8,858 SF

**PARKING:** 0.5 per 1,000

**LOADING:** 2 tailboard docks

**CLEAR HEIGHT:** 12' - 19"

**ELECTRICAL SERVICE / CAPACITY:**  
208/120 volt 400 amp main service

### UTILITIES

**WATER/SEWER:** Boston Water Sewer


**GAS:** Eversource

**ELECTRICAL:** Eversource




# ACCESS / LOCATION

## BOSTON

 25-40 MIN

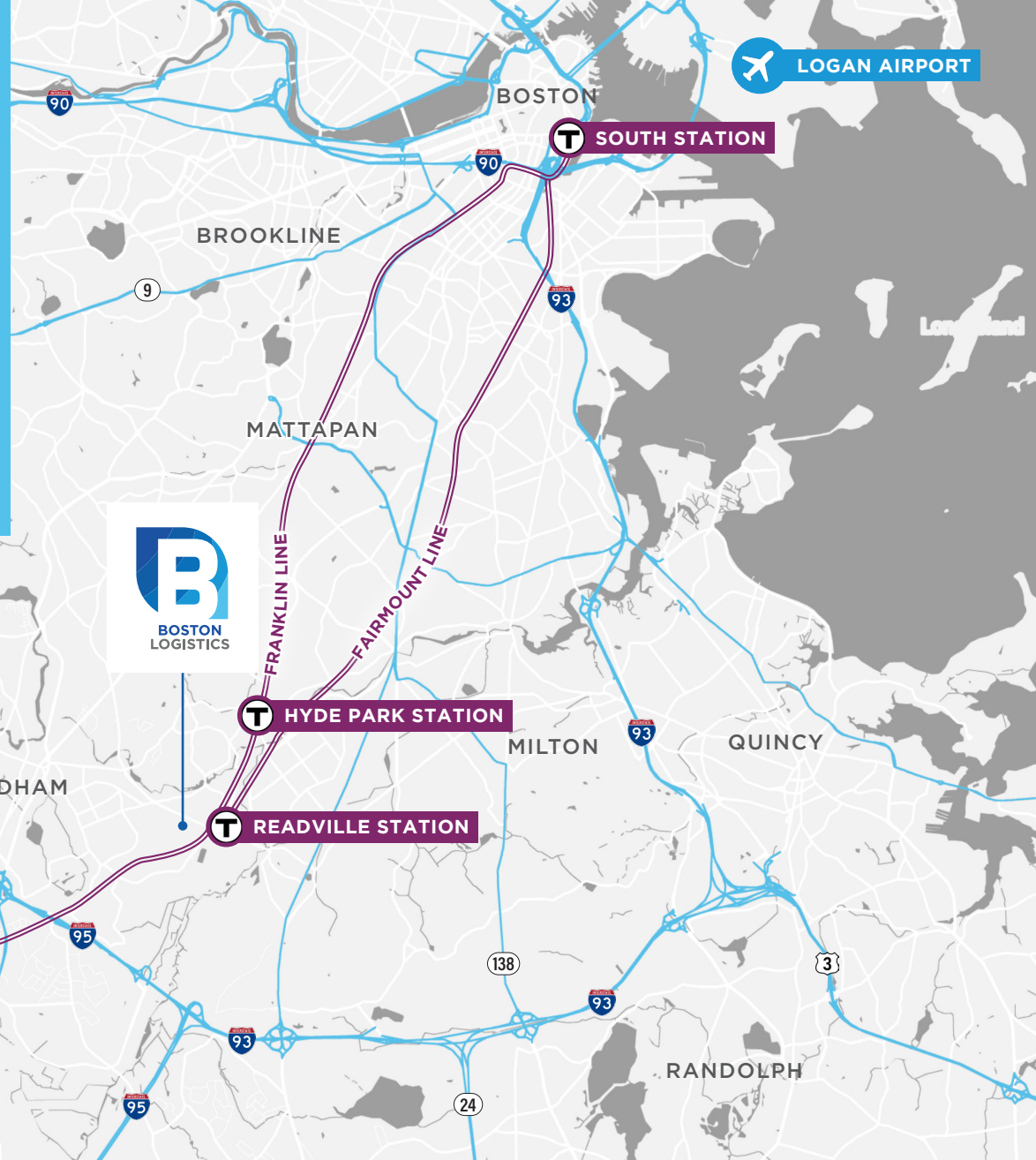
## LOGAN INTL. AIRPORT

 28-45 MIN

## COMMUTER RAIL STATION

 2 MIN

 14 MIN



**BOSTON'S PREMIUM INDUSTRIAL / R&D PARK**



**SUPERIOR HIGHWAY ACCESS**



**PUBLIC TRANSIT ACCESS TWO COMMUTER RAIL LINES**



**BEST LIFESTYLE AMENITIES NEARBY**



**UNIQUE SPACES FOR CREATIVE USERS**

## FOR INFORMATION ON CURRENT AVAILABILITIES, PLEASE CONTACT:

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**NEWMARK**