

Mixed Use

HARTEL COMMERCIAL REAL ESTATE

OFFICE | RETAIL | COLD STORAGE

Falmouth ~ Quincy

376 Nash Road

New Bedford, MA

Office-Retail-Cold Storage and 20 Year Solar Carport Lease

63,272± SF FOR SALE



Offered For - \$3,995,000 - 8.73% Cap

Property Specifics

- 63,272± SF Total GLA - Two Levels
 - 17,000± SF Cold Storage Warehouse -
32' Ceiling Height
 - 46,272± SF Office/Flex Space
- 3.8± Acres
- Year Built 1919
- 100% Leased
- Shared Parking
- 2 Loading Docks
 - 2 Overhead Doors
 - 4 Overhead Doors
- 20 Year Solar Carport Lease
- Potential Parking Area Revenue
- Zoned IB - Industrial B
- 1± Mile from New Bedford Fishing Docks
- 30.8± Mile s to Providence, RI
- 55.4± Mile s to Boston, MA
- .5± Mile to Interstate I-195
- Less than .5± Mile to Route 140
- Brick Exterior
- Tar and Gravel Roof

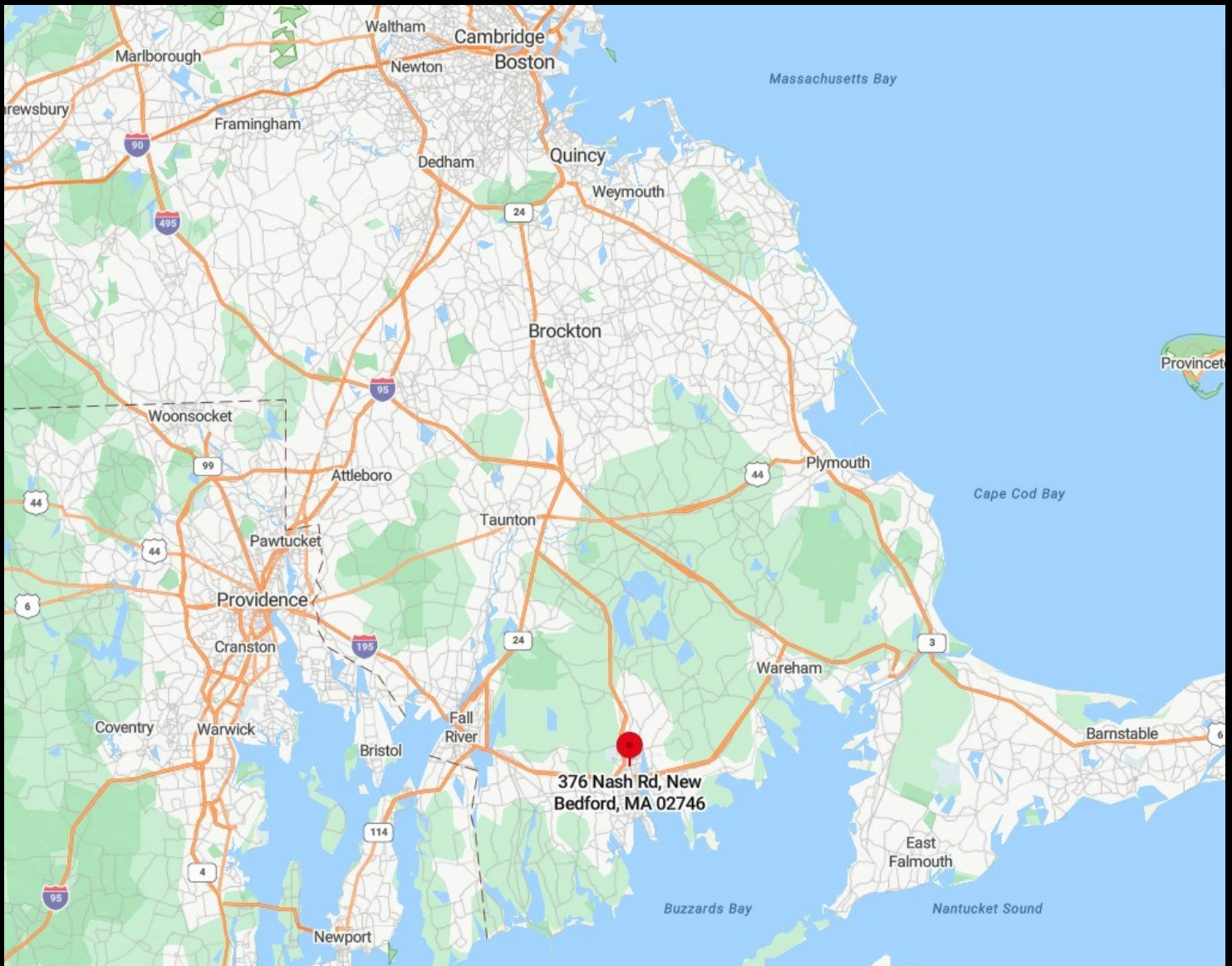


Property Contact

Greg Hartel

617-256-3169

Greg@HartelRealty.com



***DISCLAIMER:** ALL INFORMATION CONTAINED HEREIN WAS RESEARCHED AND OBTAINED BY SOURCES DEEMED TO BE RELIABLE. WE MAKE NO REPRESENTATION OR WARRANTIES OF ANY KIND DUE TO THE ACCURACY CONTAINED WITHIN THIS LISTING. PLEASE CONDUCT YOUR OWN INVESTIGATION OF THE PROPERTY TO VERIFY ANY AND ALL INFORMATION. WE ARE NOT RESPONSIBLE FOR ANY INFORMATION WHICH IS RELIED UPON WITHOUT FURTHER DUE DILIGENCE AND INVESTIGATION.