

**100**  
**FINANCIAL  
PARK**  
FRANKLIN, MA

FOR LEASE

**±285,000 SF Class A  
Industrial Development  
Opportunity**

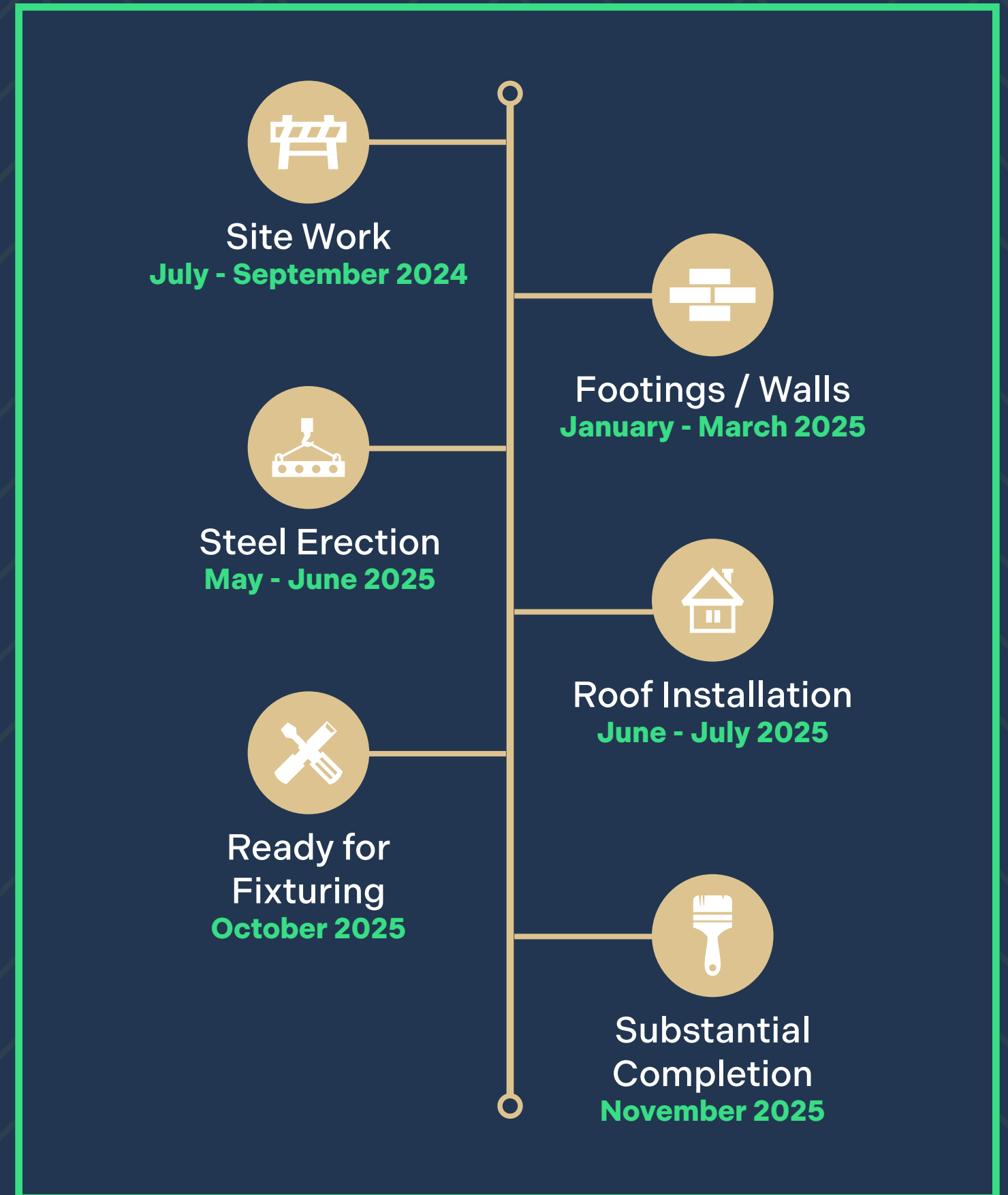


BERKELEY  
PARTNERS

# BUILDING SPECIFICATIONS

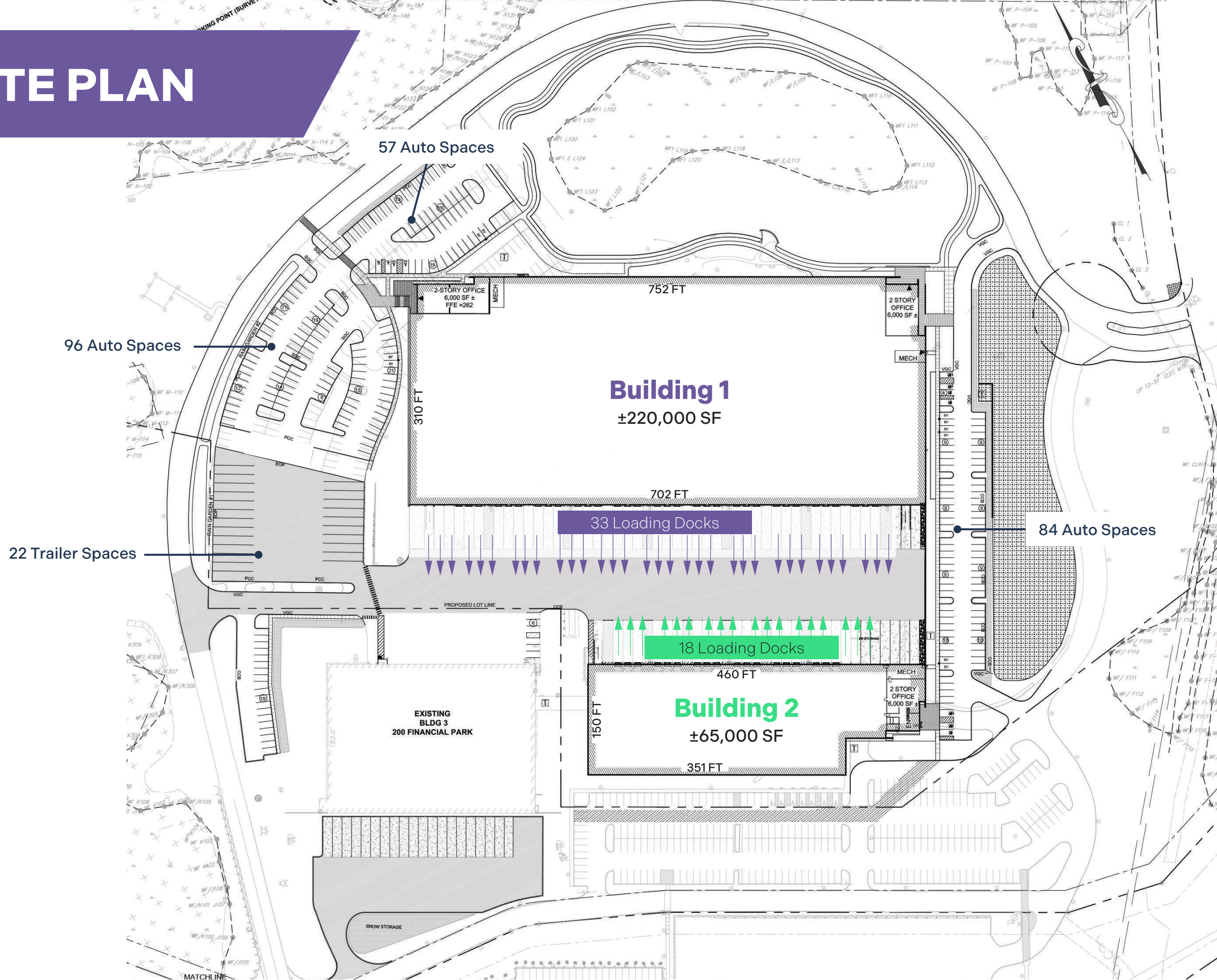
<b>Building Size</b>	Building 1: ±220,000 SF Building 2: ±65,000 SF
<b>Building Dimensions</b>	Building 1: 310'x752' Building 2: 150'x460'
<b>Loading</b>	Building 1: 33 loading docks Building 2: 18 loading docks
<b>Dock Equipment</b>	35K lb. capacity mechanical dock levelers with dock seals
<b>Clear Height</b>	36'
<b>Column Spacing</b>	50'x50'
<b>Truck Apron Depth</b>	60' concrete
<b>Car Parking</b>	237 auto spaces
<b>Trailer Parking</b>	22 trailer spaces
<b>Lighting</b>	LED sensors, 25' candles
<b>Power</b>	2,000 amps; 277/480 volts, per building
<b>Fire Protection</b>	ESFR
<b>Construction Type</b>	Concrete tilt walls
<b>Roof Type</b>	White TPO membrane
<b>Floor Slab</b>	6" thick floor slab
<b>Zoning</b>	Industrial
<b>Utilities</b>	- Electricity: National Grid - Gas: Eversource - Water & Sewer: Town of Franklin

# PROJECT SCHEDULE





# SITE PLAN



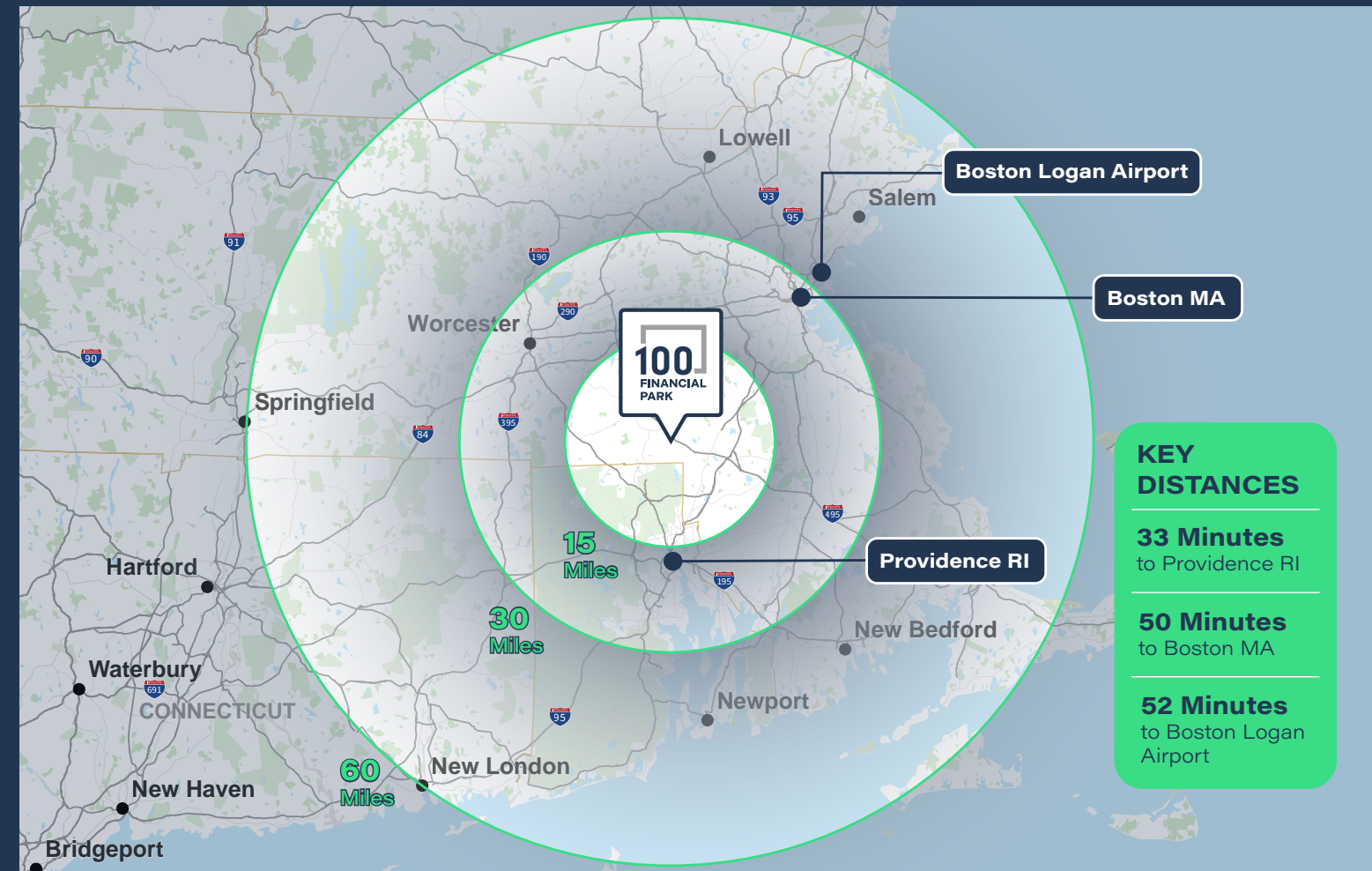
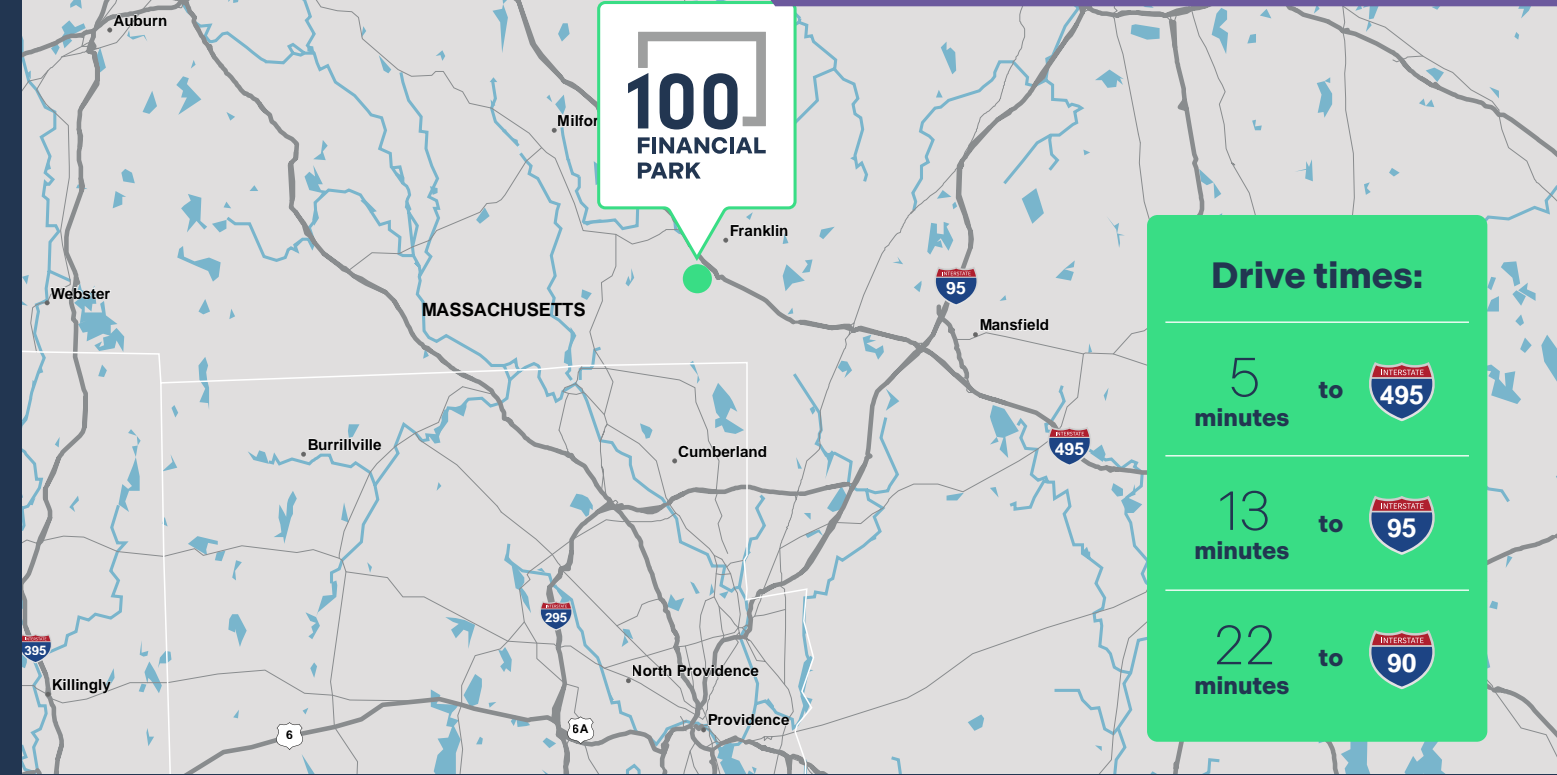


# LOCATION AND ACCESS

## Amenity-Rich Submarket



# REGIONAL MAP







## FOR MORE INFORMATION, CONTACT:

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