

72-94 ROWE STREET NEWTON, MA

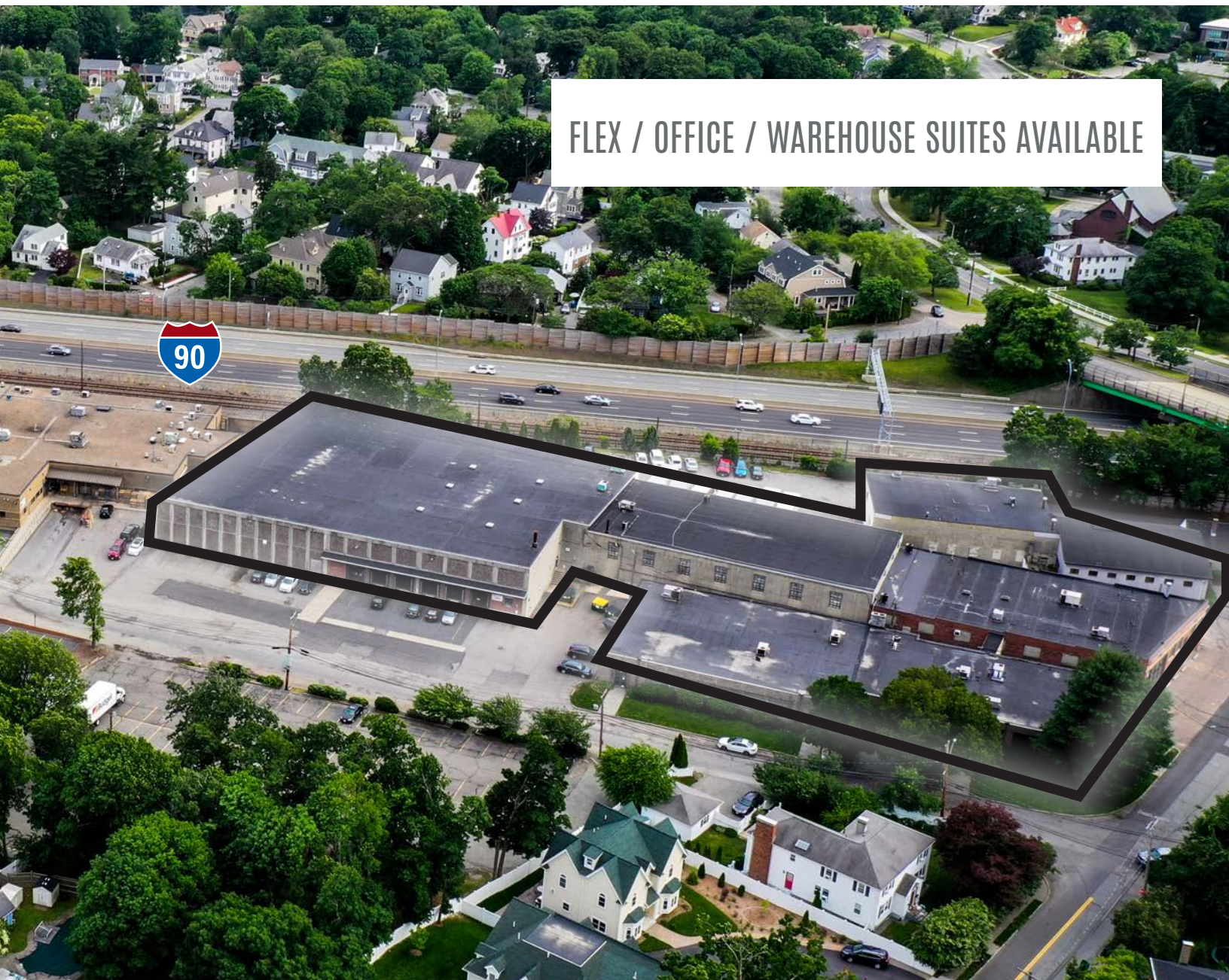


CUSHMAN &
WAKEFIELD



CALARE

FLEX / OFFICE / WAREHOUSE SUITES AVAILABLE



72-94
ROWE ST
NEWTON, MA



DIRECT SIGNAGE VISIBILITY
OF THE MASS PIKE



FLEXIBLE
BUILDING



COMMUTER RAIL ACCESSIBILITY
TO BOSTON



150,000 CARS DRIVE BY DAILY

BUILDING SPECIFICATIONS

BUILDING SIZE: ±78,209 SF

AVAILABLE SPACE
Suite A: ±10,935 SF
Suite B: ±5,598 SF
Suite C: ±3,630 SF
Suite D: ±2,018 SF

LAND AREA ±4.34 Acres

YEAR BUILT 1974

PARKING 1.4/1,000 SF

LOADING

Suite A:
One (1) drive-in
One (1) loading dock
Suite B:
One (1) loading dock
Suite C:
One (1) drive-in
Suite D:
None

UTILITIES

Electrical: Eversource
Gas: National Grid
Telecommunications: Verizon

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BUILDING AVAILABILITIES

SUITE A
±10,935 SF

**SUITE A
MEZZ SPACE**
±900 SF

SUITE B
±5,598

SUITE C
±3,630 SF

SUITE D
±2,018 SF

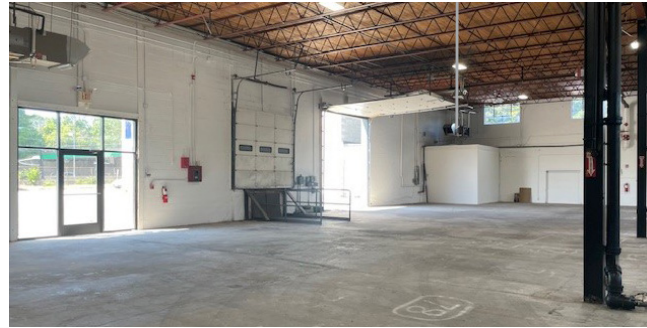


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SUITE A AVAILABILITIES

SUITE A
±10,935 SF

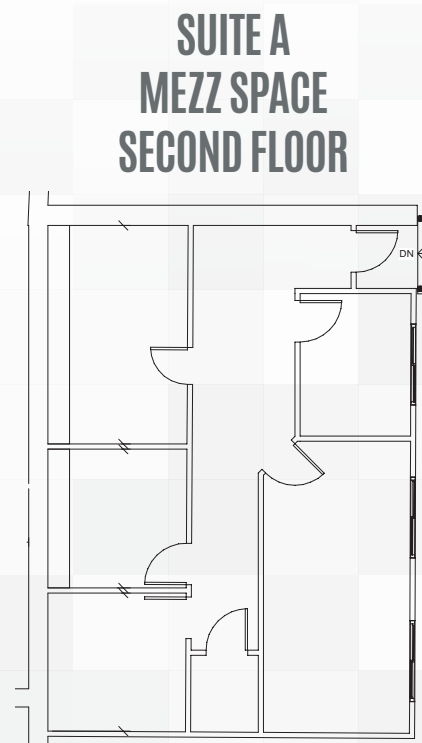
SUITE A
MEZZ SPACE
±900 SF



- WAREHOUSE + OFFICE SPACE/MEZZ SPACE
- ONE (1) DRIVE-IN DOOR
- ONE (1) LOADING DOCK
- 20' CLEAR HEIGHT



SUITE A
FIRST FLOOR



SUITE A
MEZZ SPACE
SECOND FLOOR

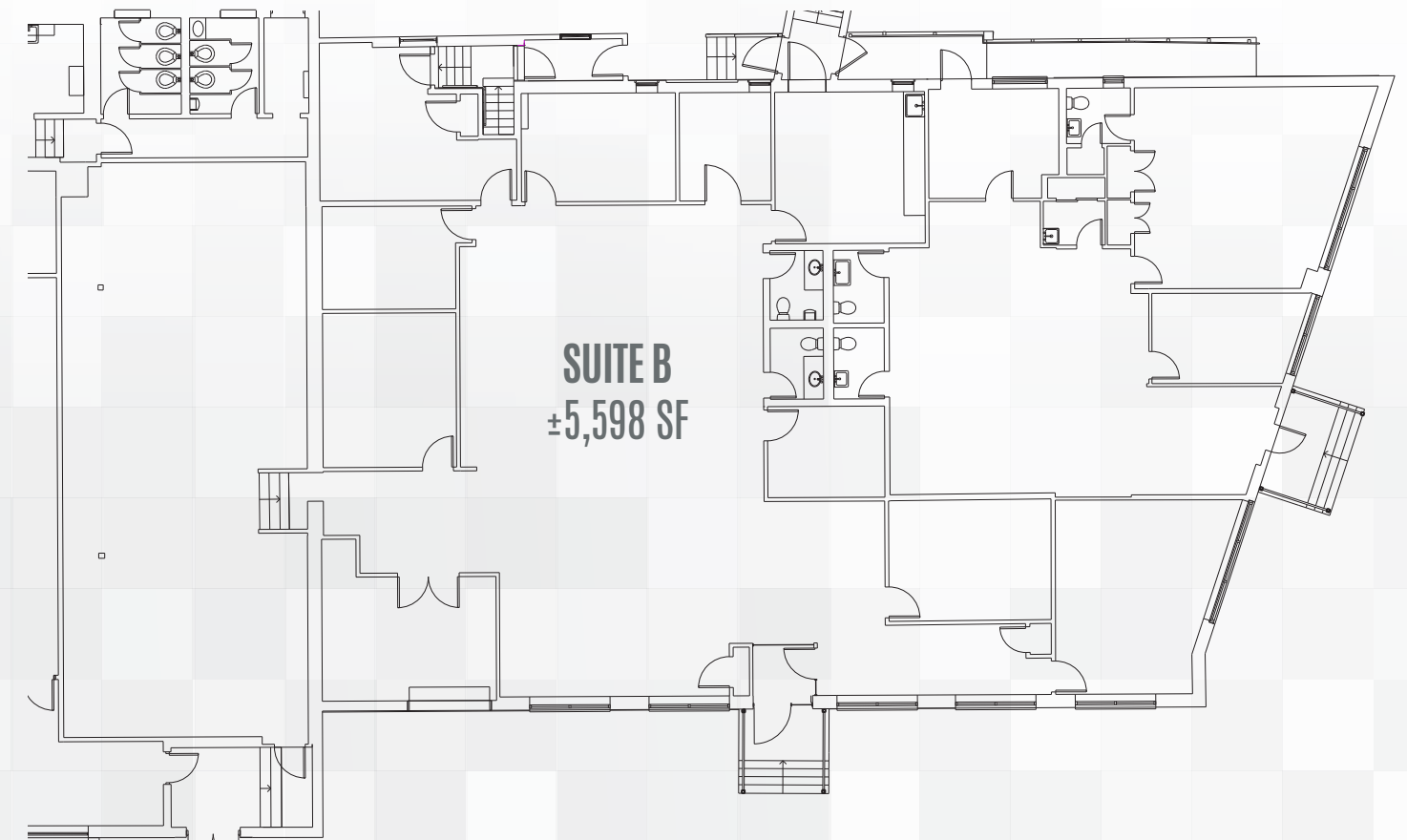
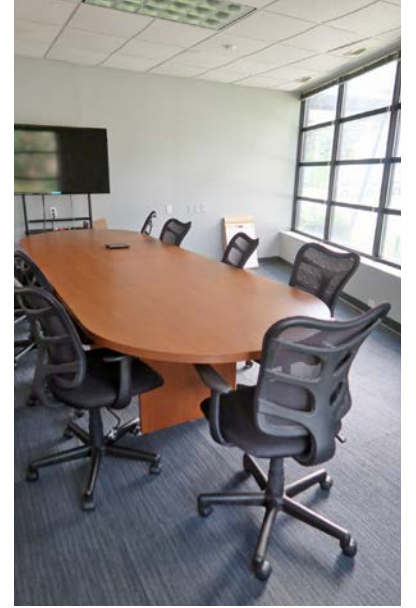
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SUITE B AVAILABILITY

SUITE B
±5,598



- 2ND GENERATION OFFICE
- ONE (1) LOADING DOCK
- BASEMENT ACCESS

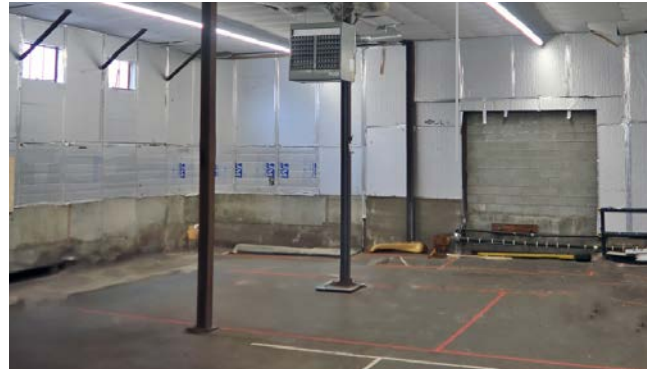


SUITE B
±5,598 SF

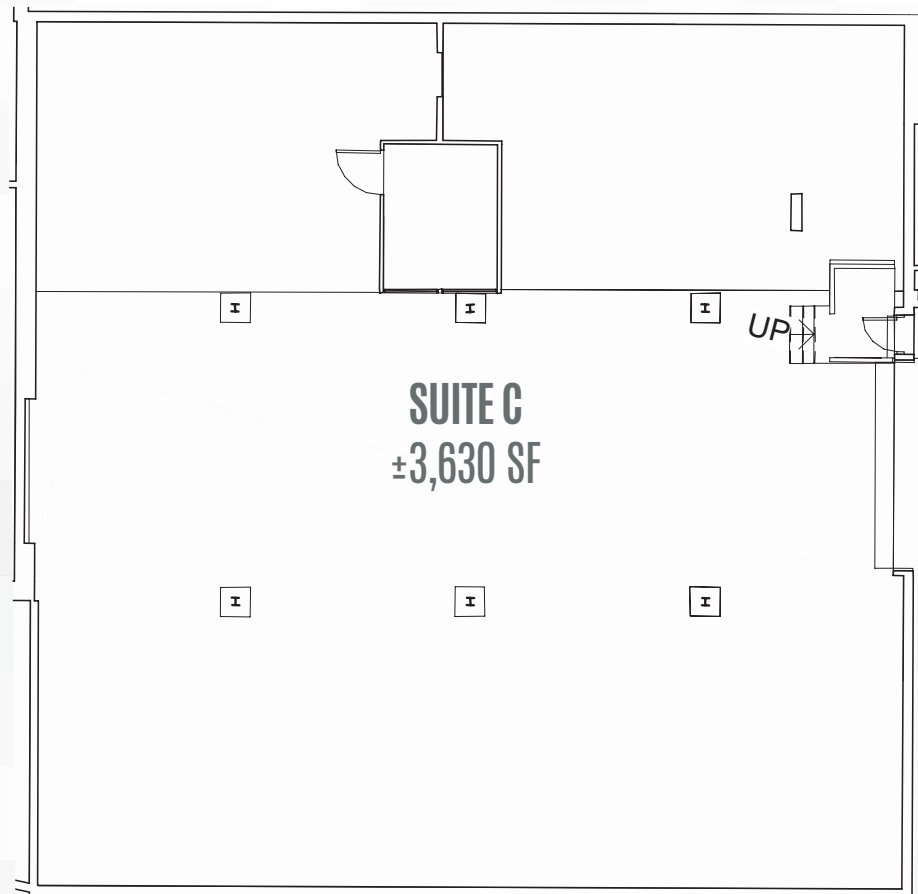
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SUITE C AVAILABILITY

SUITE C
±3,630 SF



- WAREHOUSE SPACE
- 16' CLEAR HEIGHT
- ONE (1) DRIVE-IN DOOR



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SUITE D AVAILABILITY

SUITE D
±2,018 SF



- TWO STORY OFFICE SPACE
- 1ST FLOOR: ±1,105 SF
- 2ND FLOOR: ±913 SF

SUITE D
FIRST FLOOR
±1,105 SF



SUITE D
SECOND FLOOR
±913 SF



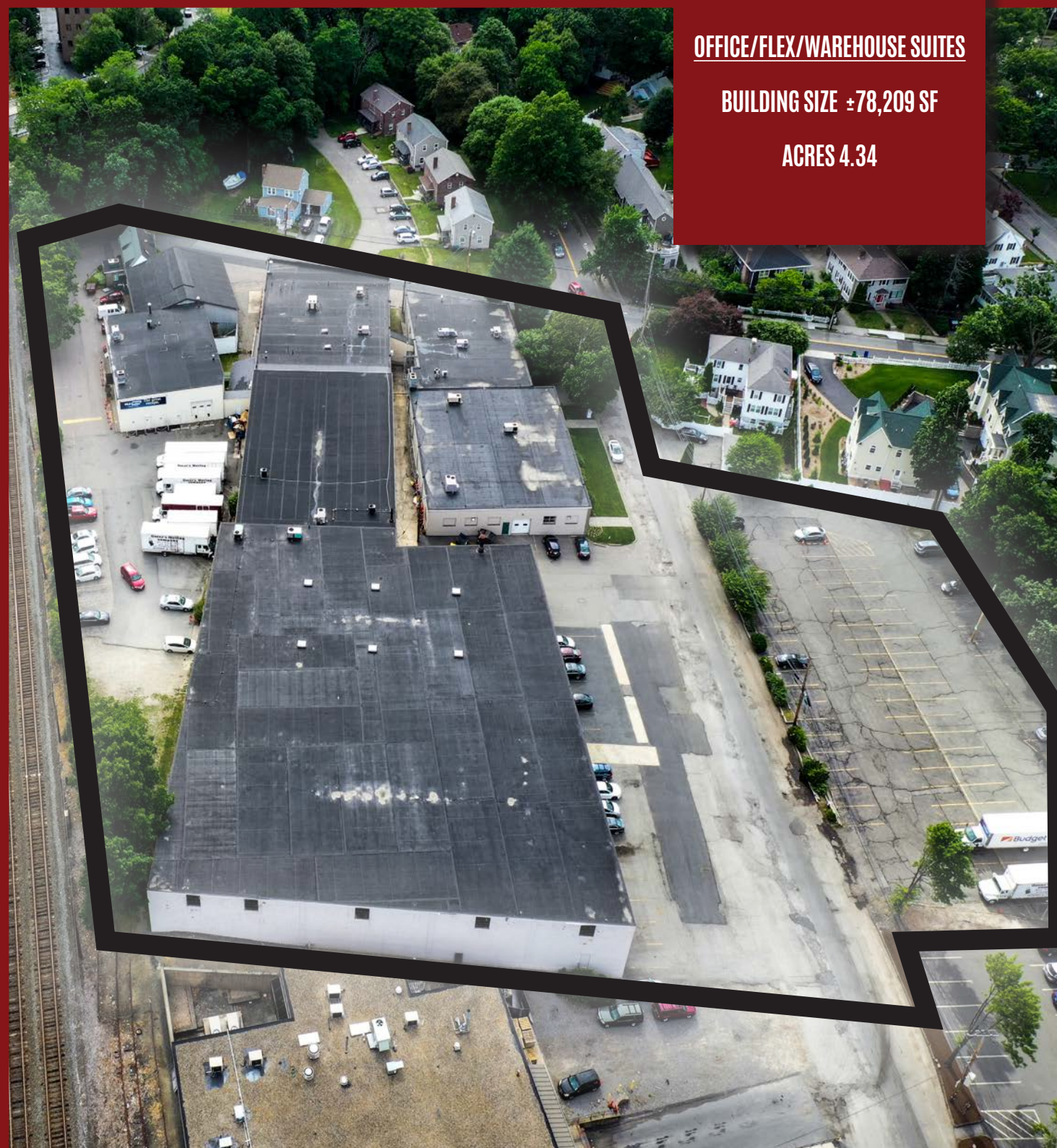
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EXPANSION POTENTIAL FOR A VARIETY OF TENANT SIZES AND USES

OFFICE/FLEX/WAREHOUSE SUITES

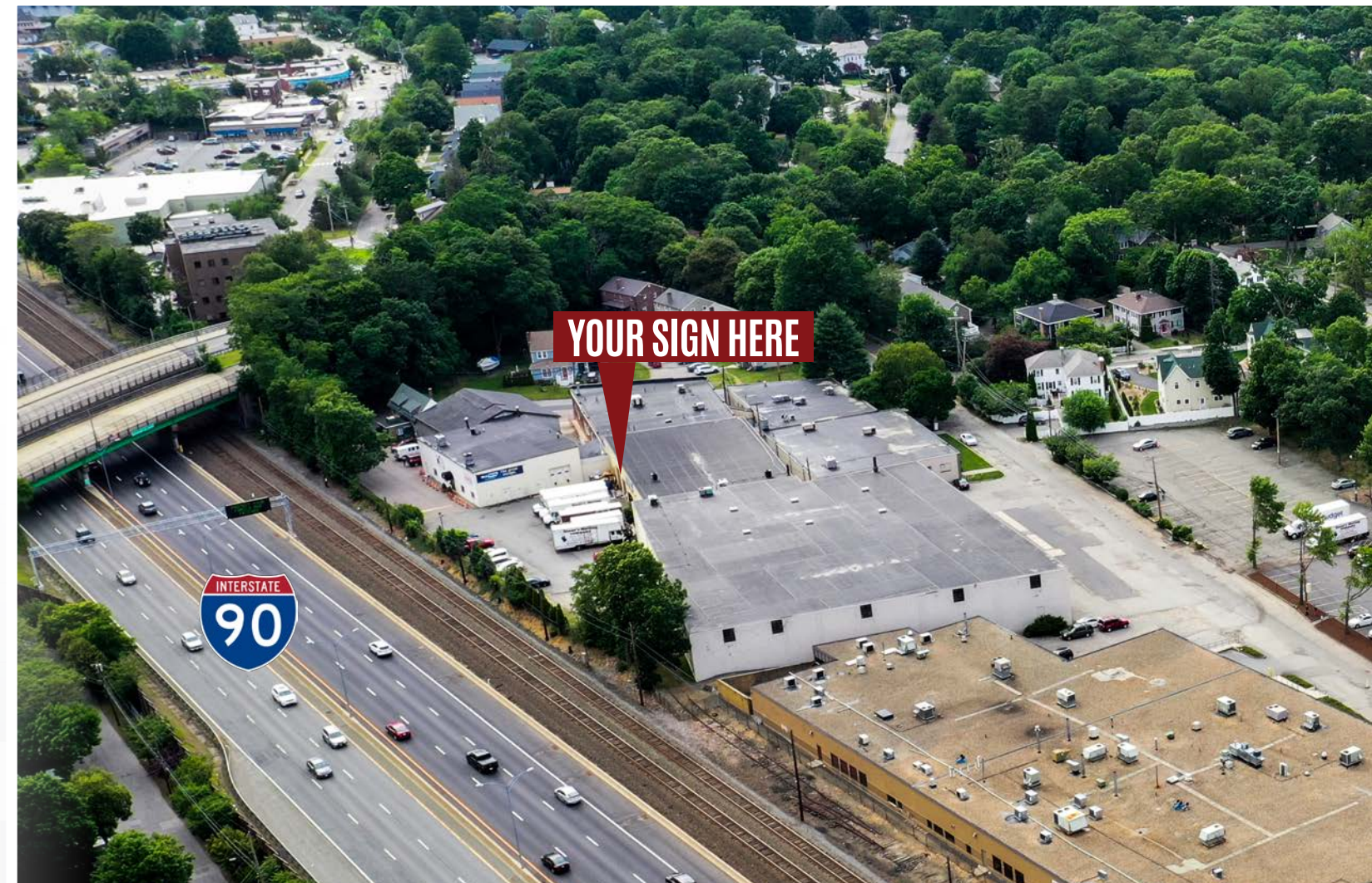
BUILDING SIZE ±78,209 SF

ACRES 4.34



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SIGNAGE



RARE OPPORTUNITY
SIGNAGE VISIBILITY FROM I-90 | 300,000 CARS DRIVE BY DAILY

72-94
ROWE ST
NEWTON, MA

CORPORATE NEIGHBORHOOD



AREA MAP & TRANSPORTATION



1 MINUTE



5 MINUTES



20 MINUTES



DOWNTOWN BOSTON
20 MINUTES



LOGAN AIRPORT
25 MINUTES



RIVERSIDE MBTA
6 MINUTES



WEST NEWTON MBTA
1 MINUTE

72-94 ROWE

OFFICE / FLEX / WAREHOUSE SUITES AVAILABLE



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