

**FOR LEASE**

5,781 SF (2<sup>nd</sup> Floor)



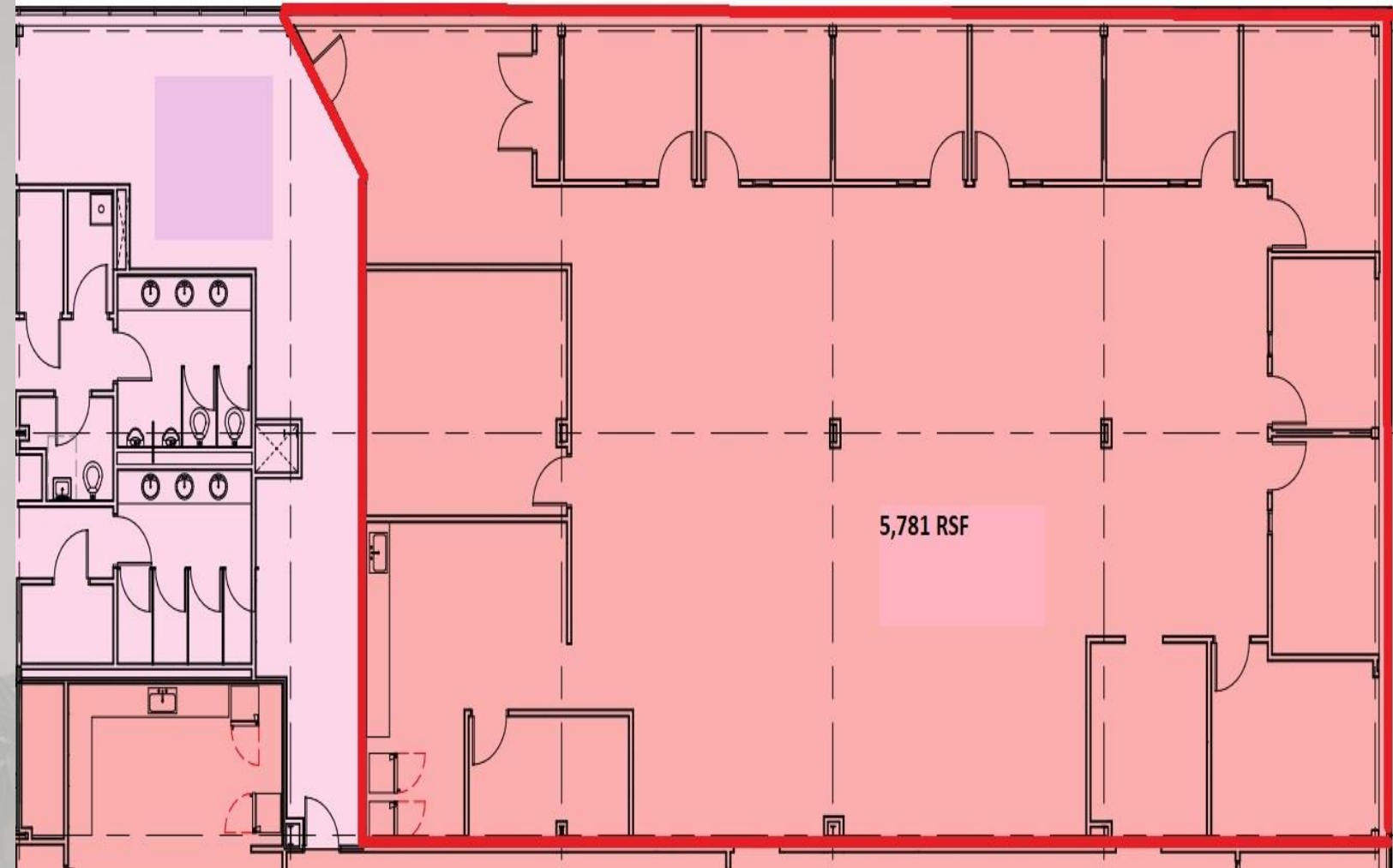
**R.W. HOLMES**  
COMMERCIAL REAL ESTATE

**10** STATE STREET  
WOBURN | MA

**MIKE OGASAPIAN** | 508.651.9021 | [mikeo@rwholmes.com](mailto:mikeo@rwholmes.com)

**DAVID GILKIE** | 508.650.9905 | [dgilkie@rwholmes.com](mailto:dgilkie@rwholmes.com)

**10** STATE STREET  
WOBURN | MA  
Floor Plan  
5,781 SF (2<sup>nd</sup> Floor)



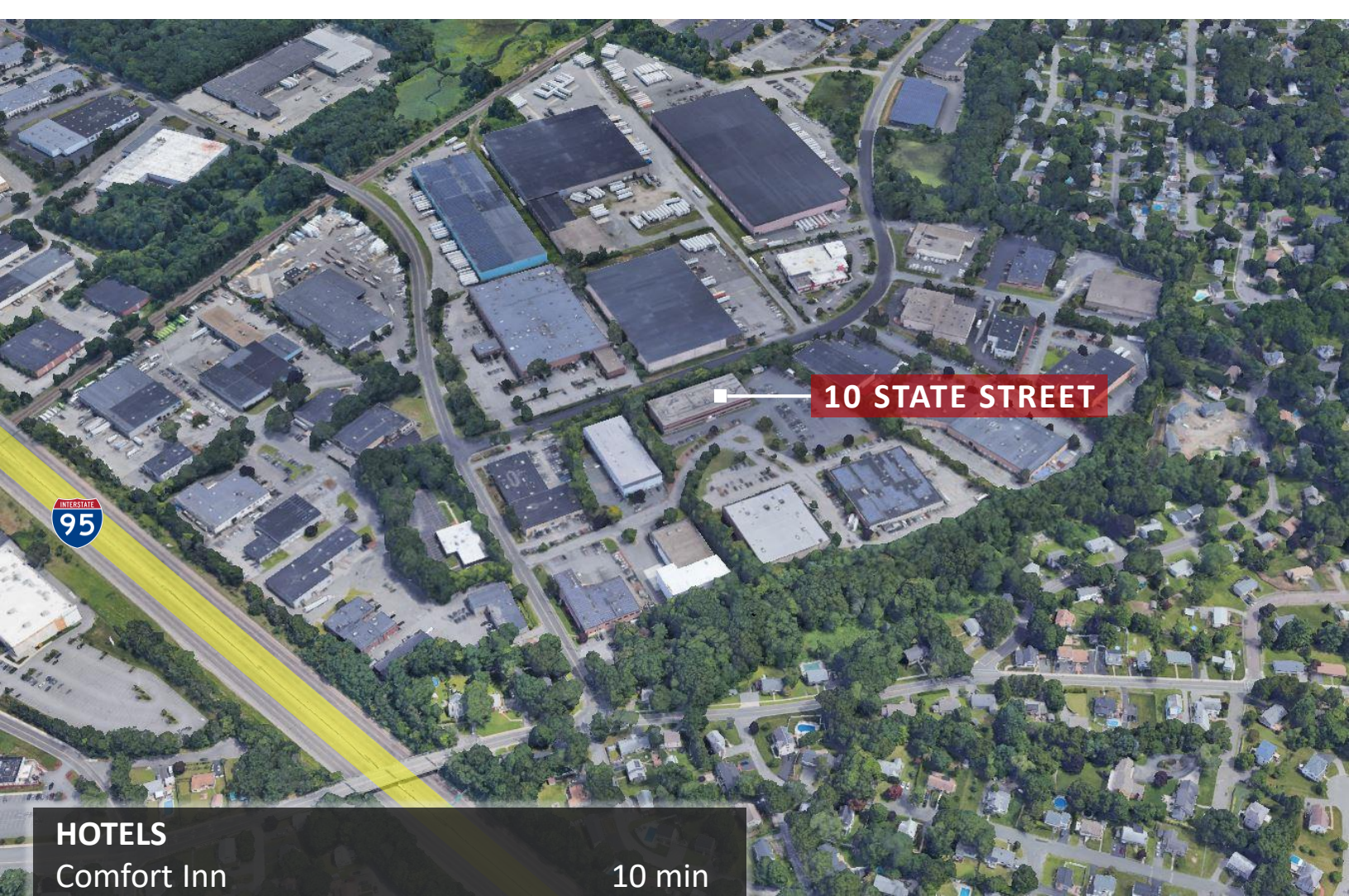


## BUILDING SPECIFICATIONS

Building SF	49,368 SF
Available SF	5,781 SF (2nd Floor)
Stories	2
Acreage	3.79 AC
Parking	178 Total Spaces (3.83/1,000)
Elevator	1 Passenger
Year Built	1989 (Renovated in 2008)
Loading Docks	1 External Tailboard
HVAC	100% HVAC Throughout. Multiple RTUs







## HOTELS

Comfort Inn	10 min
Residence Inn by Marriott	12 min
Hilton Garden Inn	12 min

## RESTAURANTS

110 Grill	4 min
3 Country Bistro	7 min
The Capital Grille	10 min
Seasons 52	10 min

## SHOPPING

Woburn Village	4 min
Wayside	10 min
Burlington Mall	12 min

## HOSPITALS

Winchester Hospital	10 min
Lahey Hospital & Medical Center	17 min

For more information please contact:

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