

FOR LEASE
INDUSTRIAL PROPERTY



44 INDUSTRIAL WAY

NORWOOD, MA 02062

For More Information

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44 INDUSTRIAL WAY



PROPERTY DESCRIPTION

Situated in the heart of Norwood's established industrial corridor, 44 Industrial Way serves as the corporate headquarters for Uno Pizzeria & Grill. The property offers excellent accessibility via Route 1 and I-95, positioning it strategically within the Route 1 South submarket of Greater Boston.

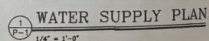
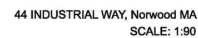
PROPERTY HIGHLIGHTS

- Former Pizzeria Uno test kitchen
- 3 hoods totalling 42'
- Walk in coolers
- 3 overhead grade level doors
- 1 shared loading dock
- 5 private offices
- 1000 amps of power
- Great for commissary kitchen/food production

OFFERING SUMMARY

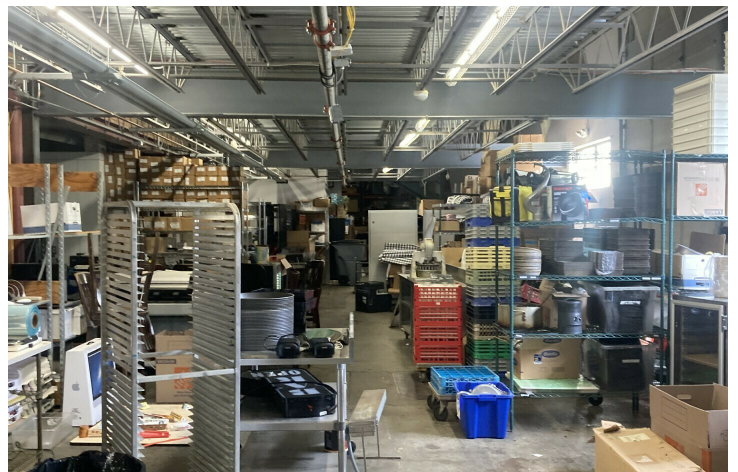
Lease Rate:	Call Listing Broker
Number of Units:	1
Available SF:	3,000 - 7,000 SF
Lot Size:	2.76 Acres
Building Size:	16,059 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	57	827	4,409
Total Population	153	2,114	11,045
Average HH Income	\$189,821	\$182,503	\$162,410



ADDITIONAL PHOTOS

44 INDUSTRIAL WAY



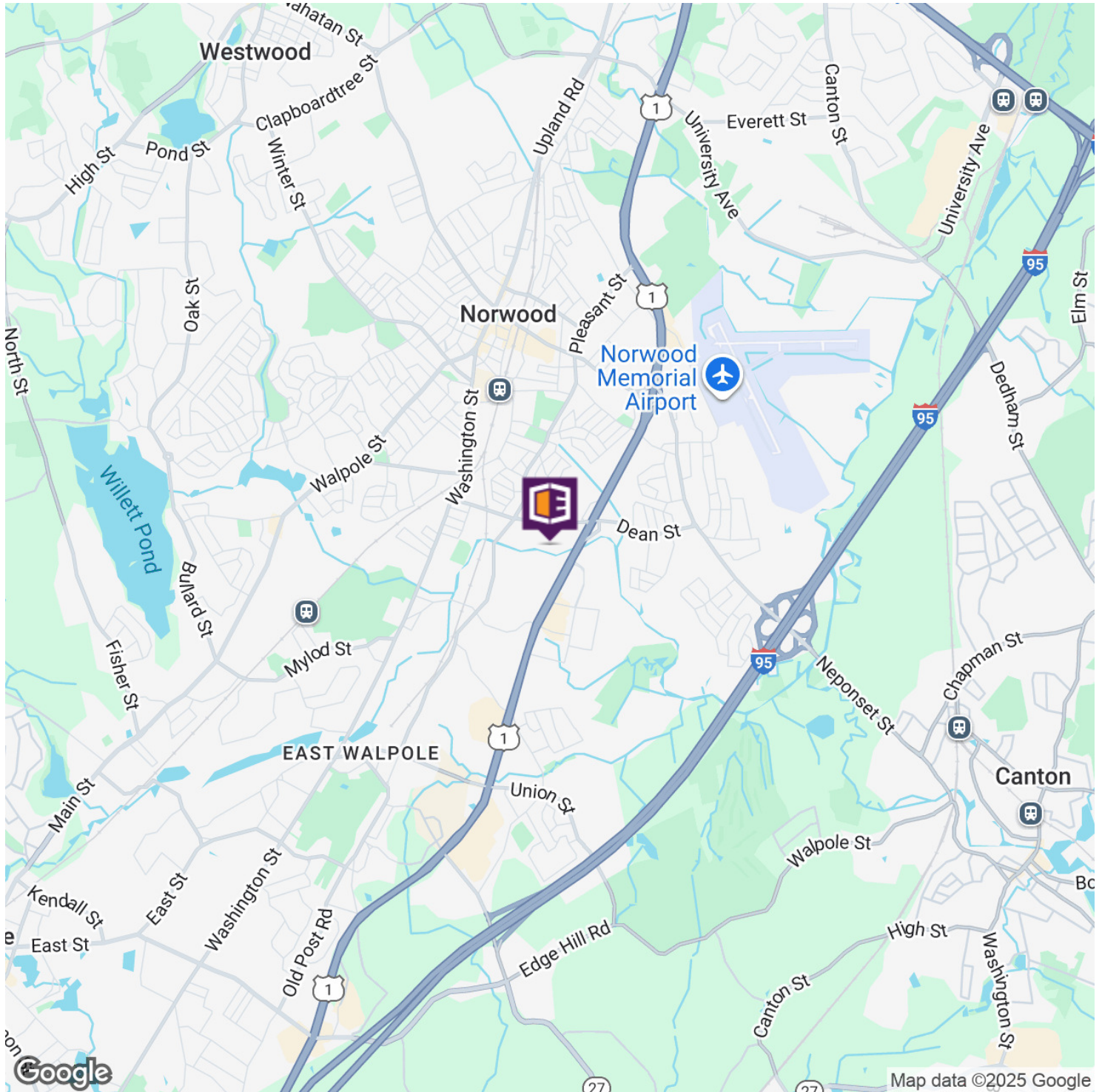
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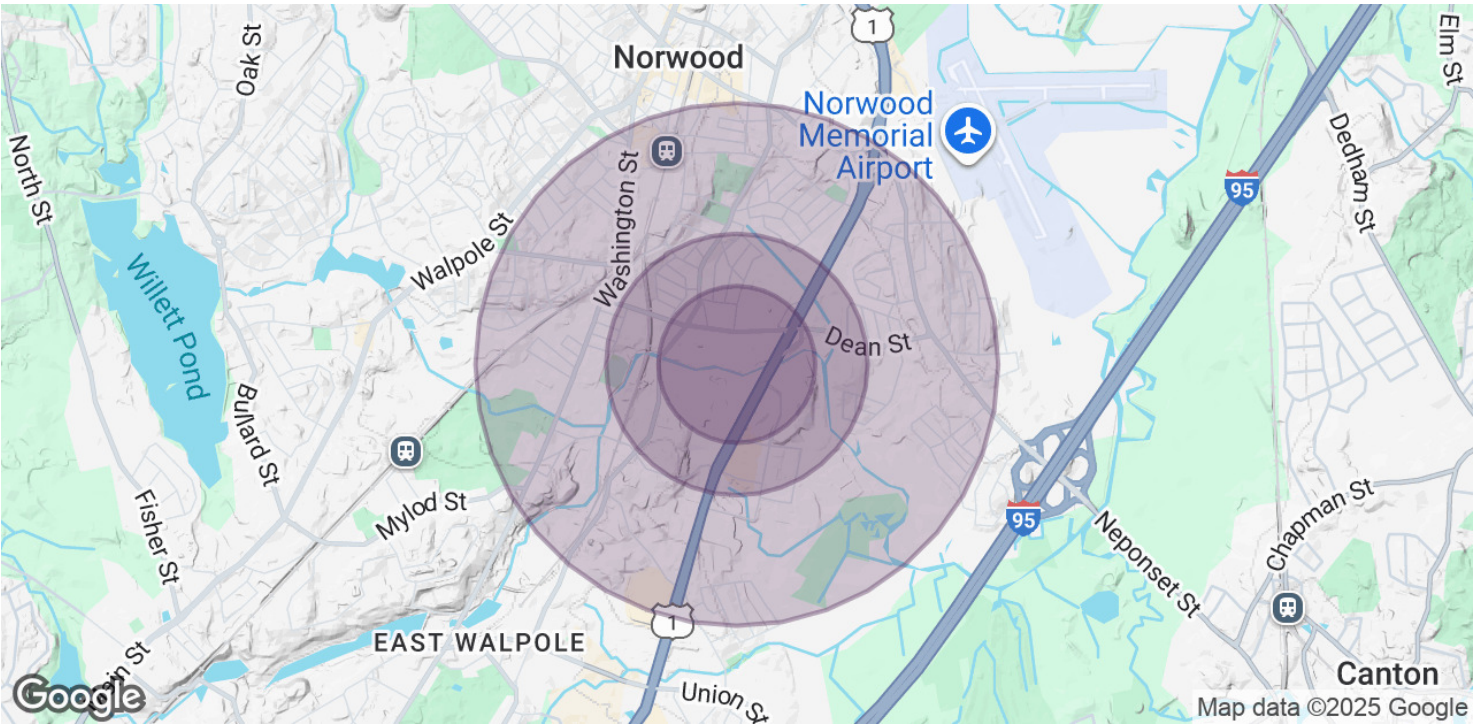
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	153	2,114	11,045
Average Age	43	42	42
Average Age (Male)	40	40	41
Average Age (Female)	45	44	44

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	57	827	4,409
# of Persons per HH	2.7	2.6	2.5
Average HH Income	\$189,821	\$182,503	\$162,410
Average House Value	\$637,625	\$615,845	\$650,517

Demographics data derived from AlphaMap