

807

STERLING RD
LANCASTER, MA

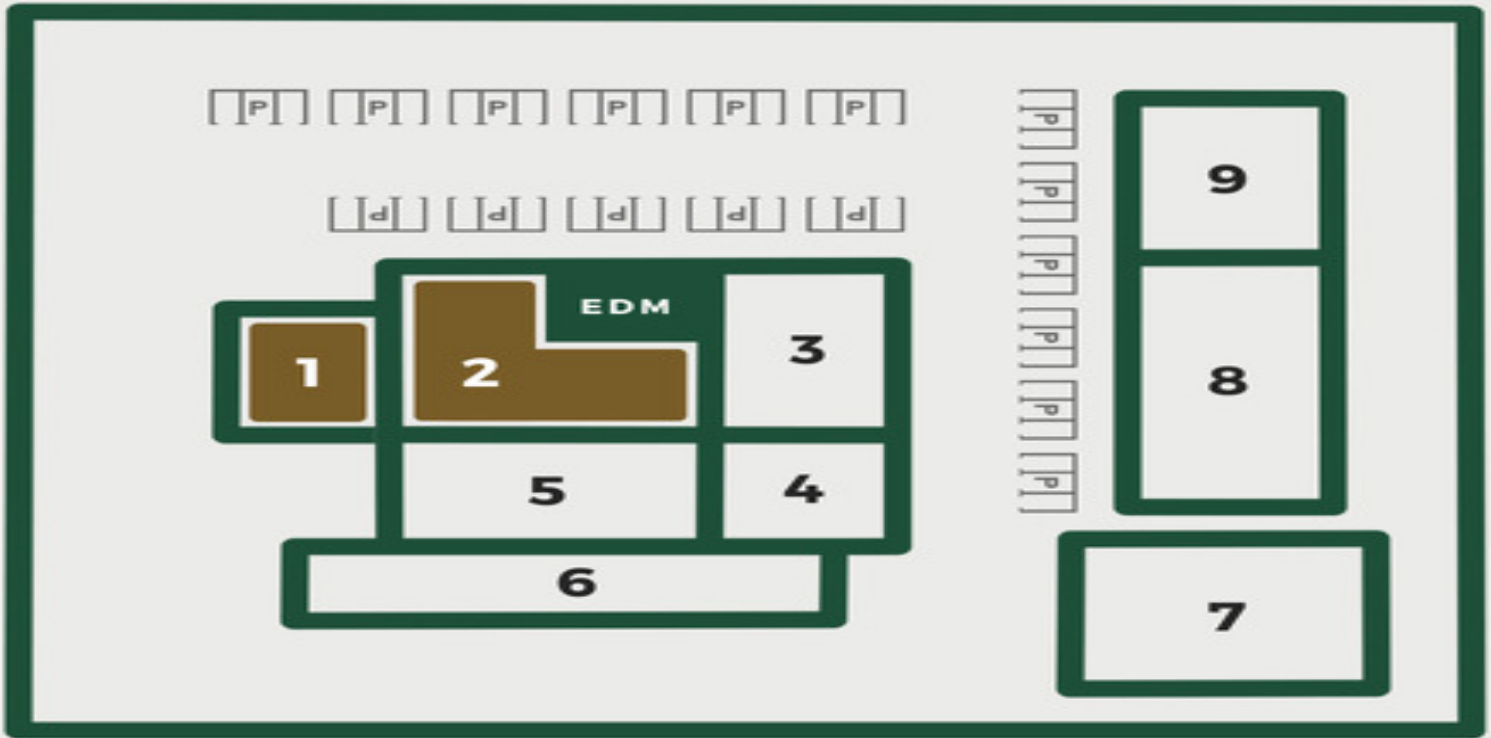


COMMERCIAL
O'BRIEN
PROPERTIES, INC

5,080 SF For Lease

SUMMARY / SPECIFICATIONS

807 STERLING RD LANCASTER, MA



PROPERTY DESCRIPTION

807 Sterling road is a premier flex property located minutes from access to I-90. Perfect for contractors and manufacturers looking for flex space, 5,080 SF is immediately available for lease with potential expansion opportunities. Parking on site is ample, with direct drive in access and a hydraulic system complete with a 3 ton and 1 ton crane.

PROPERTY HIGHLIGHTS

- BUILDING SIZE: 29,000 SF
- LOT SIZE: 2.70 AC // YEAR BUILT: 1976
- ASSEMBLY // R&D
- PARKING: 70 SPACES // WET SPRINKLERS
- POWER SUPPLY: 400A/208V/3P
- WAREHOUSING // MANUFACTURING // OFFICE // ZONING: I

OFFERING SUMMARY

Lease Rate:	\$10.00 SF/yr (NNN)
Available SF:	5,080 SF
Lot Size:	2.7 Acres
Building Size:	29,000 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	24	131	548
Total Population	66	354	1,449
Average HH Income	\$158,619	\$154,892	\$140,943

PROPERTY / LOCATION

807 STERLING RD LANCASTER, MA



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807 STERLING ROAD

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