

OFFICE BUILDING
FOR LEASE



302 WEYMOUTH STREET

302 WEYMOUTH ST,
ROCKLAND, MA 02370

DAVE ELLIS, SIOR

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PROPERTY SUMMARY

302 WEYMOUTH STREET



PROPERTY DESCRIPTION

Fully furnished Class A Office Space on the Hingham/Rockland line. Built in 2012 and recently renovated, the building offers beautiful brick and glass architecture, high ceilings, lots of natural light and high end finishes. Landlord willing to divide or build to suit. The space is easily accessible to Route 3 and just steps to Union Point with easy access to Commuter Rail, amenities including Derby Street Shoppes, Route 18 Corridor and Columbian Square.

PROPERTY HIGHLIGHTS

- Class A Office Building
- Brick & Glass
- Fully-Furnished
- Divisible or Build to Suit
- Easy Highway and MBTA Access
- 4 Per 1,000 SF Parking Ratio

OFFERING SUMMARY

Lease Rate:	\$22 SF/yr (MG)
Available SF:	1,850 SF
Lot Size:	2.97 Acres
Building Size:	22,308 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,514	20,921	50,349
Total Population	3,612	49,728	127,036
Average HH Income	\$153,941	\$137,431	\$151,392



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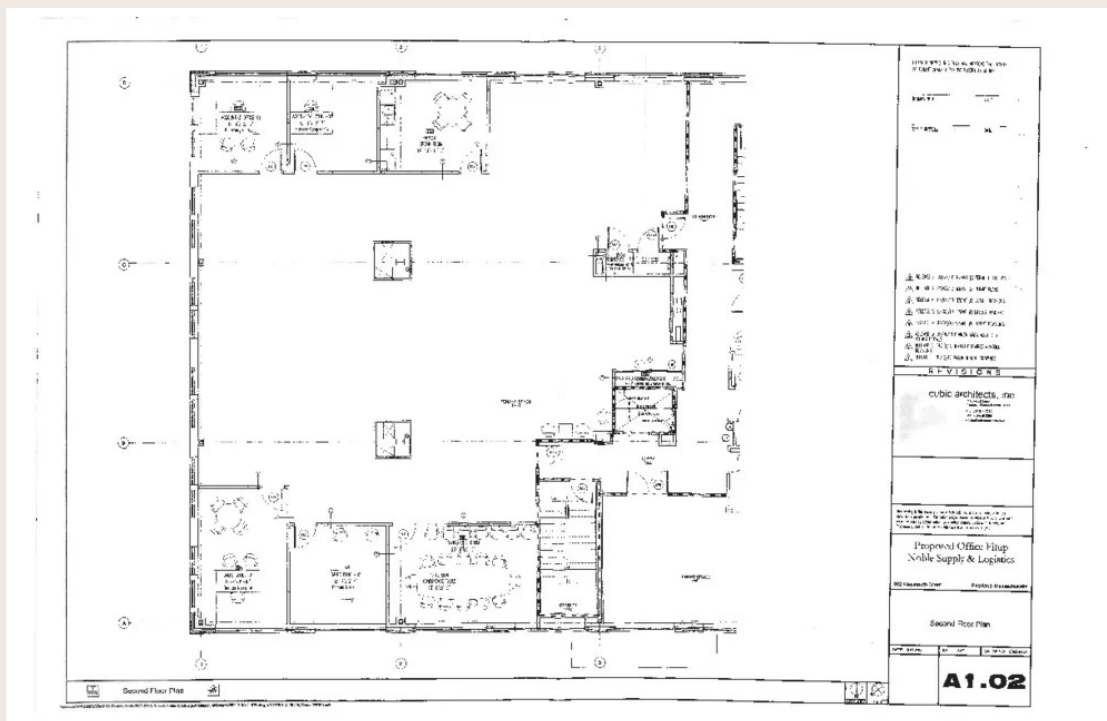
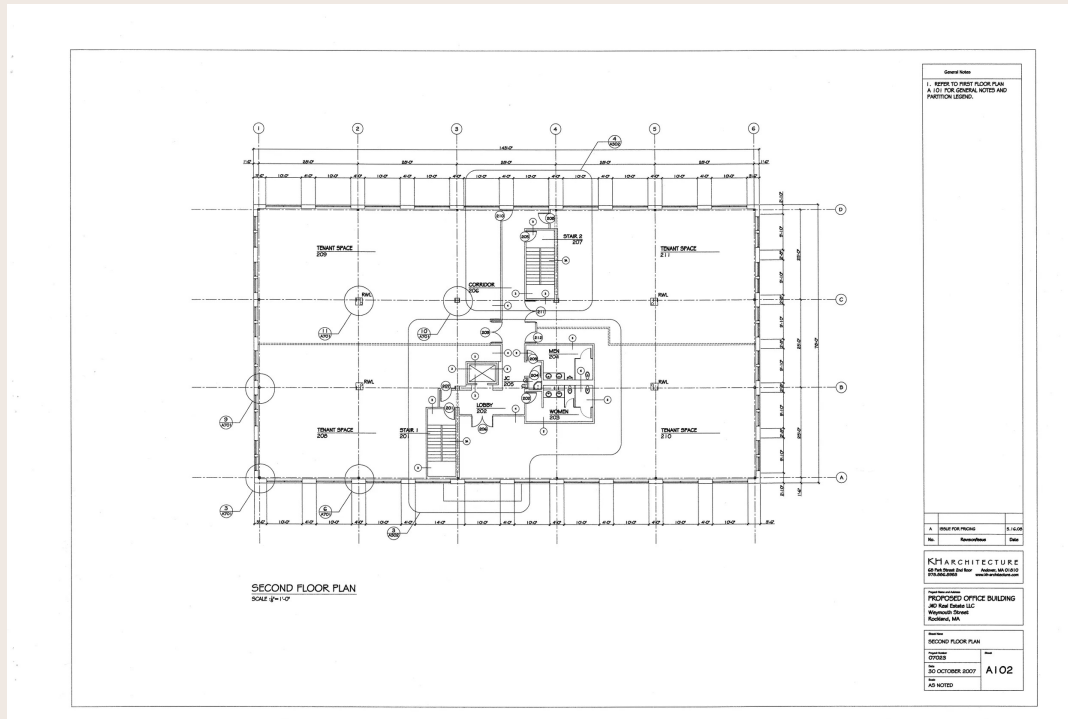
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FLOOR PLANS

302 WEYMOUTH STREET



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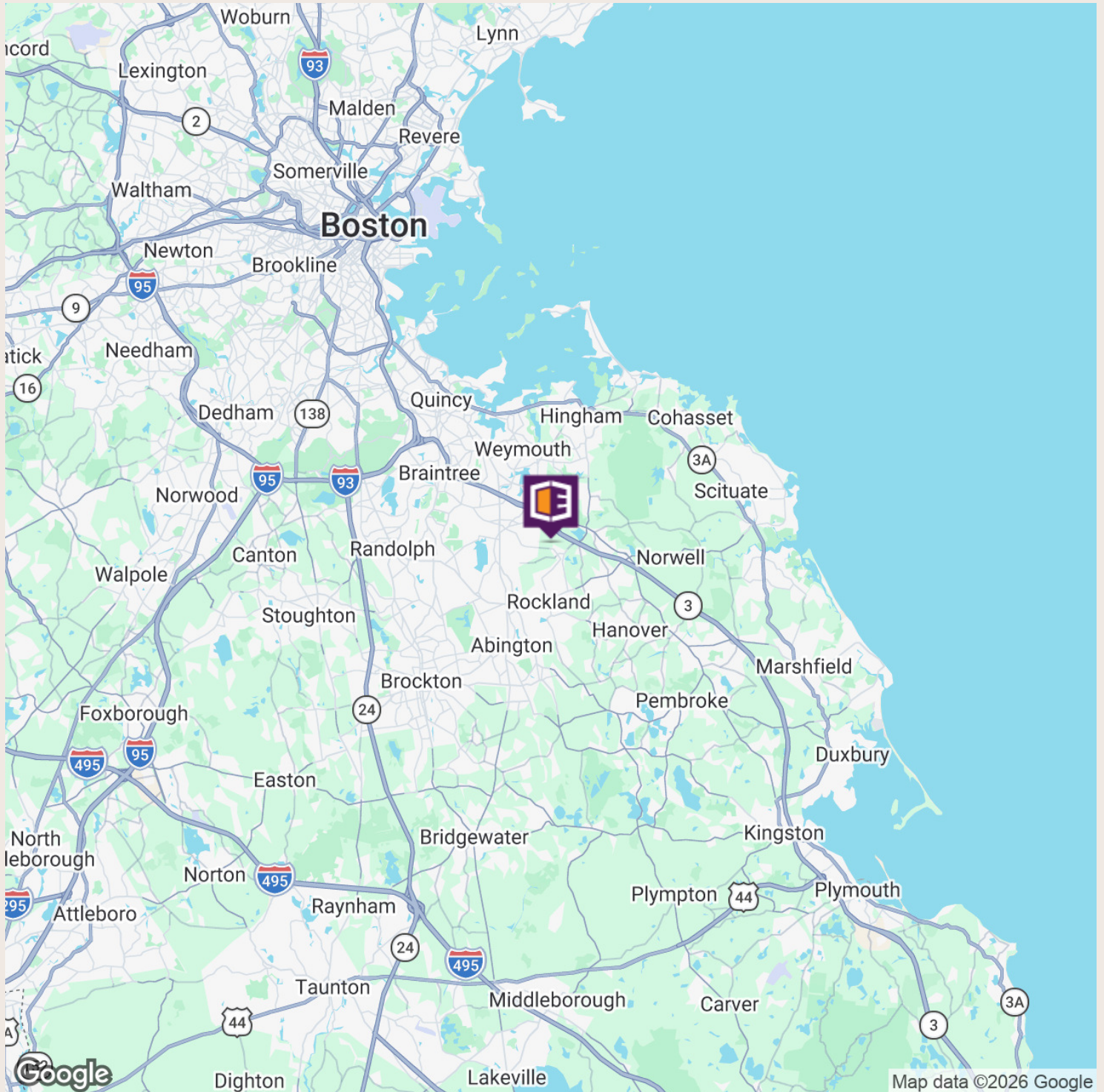
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AERIAL MAP

302 WEYMOUTH STREET



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ADDITIONAL PHOTOS

302 WEYMOUTH STREET



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