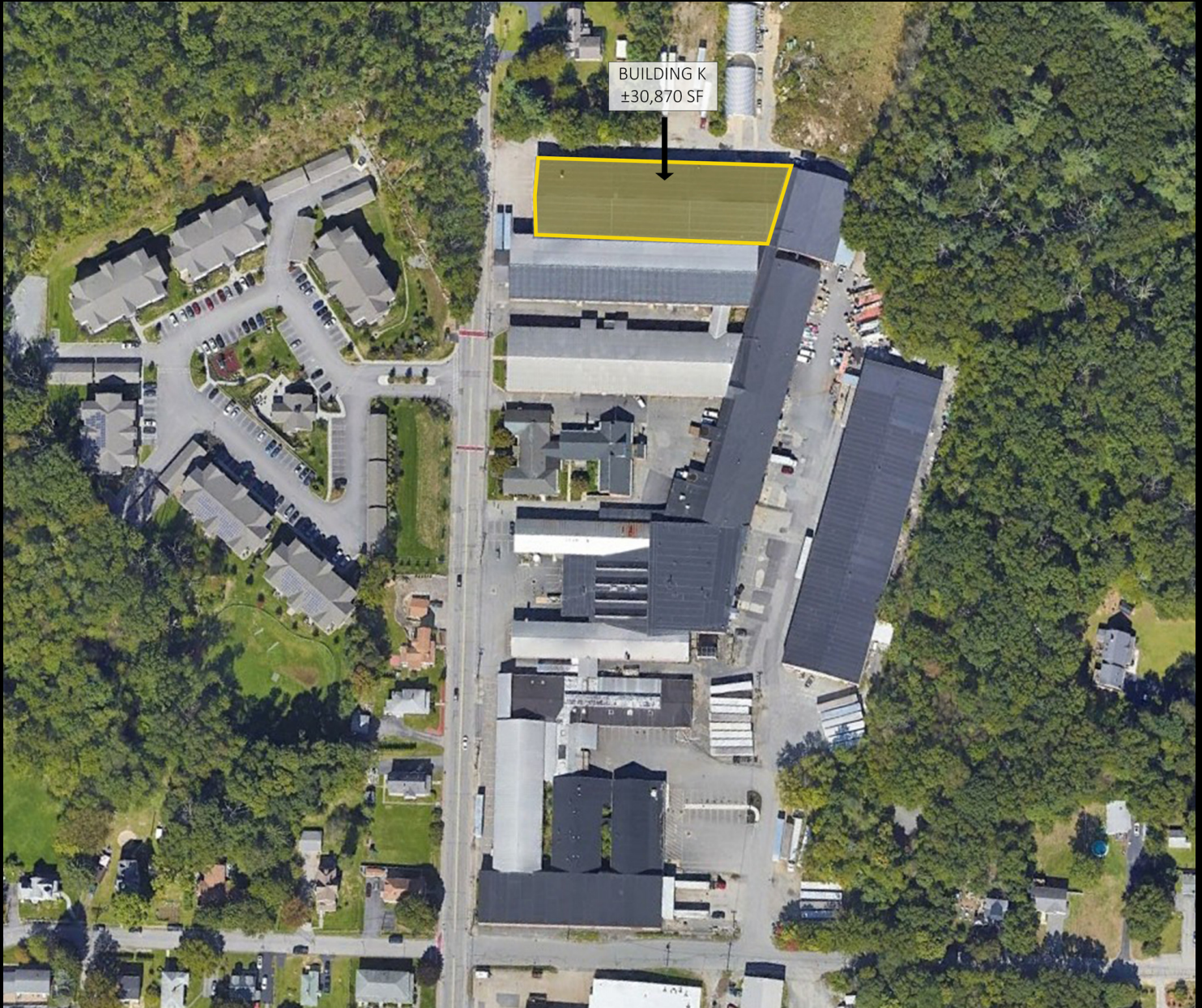


INDUSTRIAL PROPERTY FOR LEASE

HOWE AVENUE INDUSTRIAL PARK

50 Howe Avenue, Building K, Millbury, MA 01527



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PROPERTY DESCRIPTION

Brian Johnson & Paul Matt of Kelleher & Sadowsky Associates, Inc. are pleased to introduce the availability of ±30,870 square feet of industrial space located in Building K of the Howe Avenue Industrial Park located at 50 Howe Avenue in Millbury, MA. The space is in great condition and is extremely functional for any industrial / manufacturing user with no interior columns, being clear span with high ceilings (±16’). In addition, a tenant will have access to three (3) covered loading docks and a drive-in door. Directly adjacent to the drive-in door is an outdoor yard area that may be available for a tenant’s use

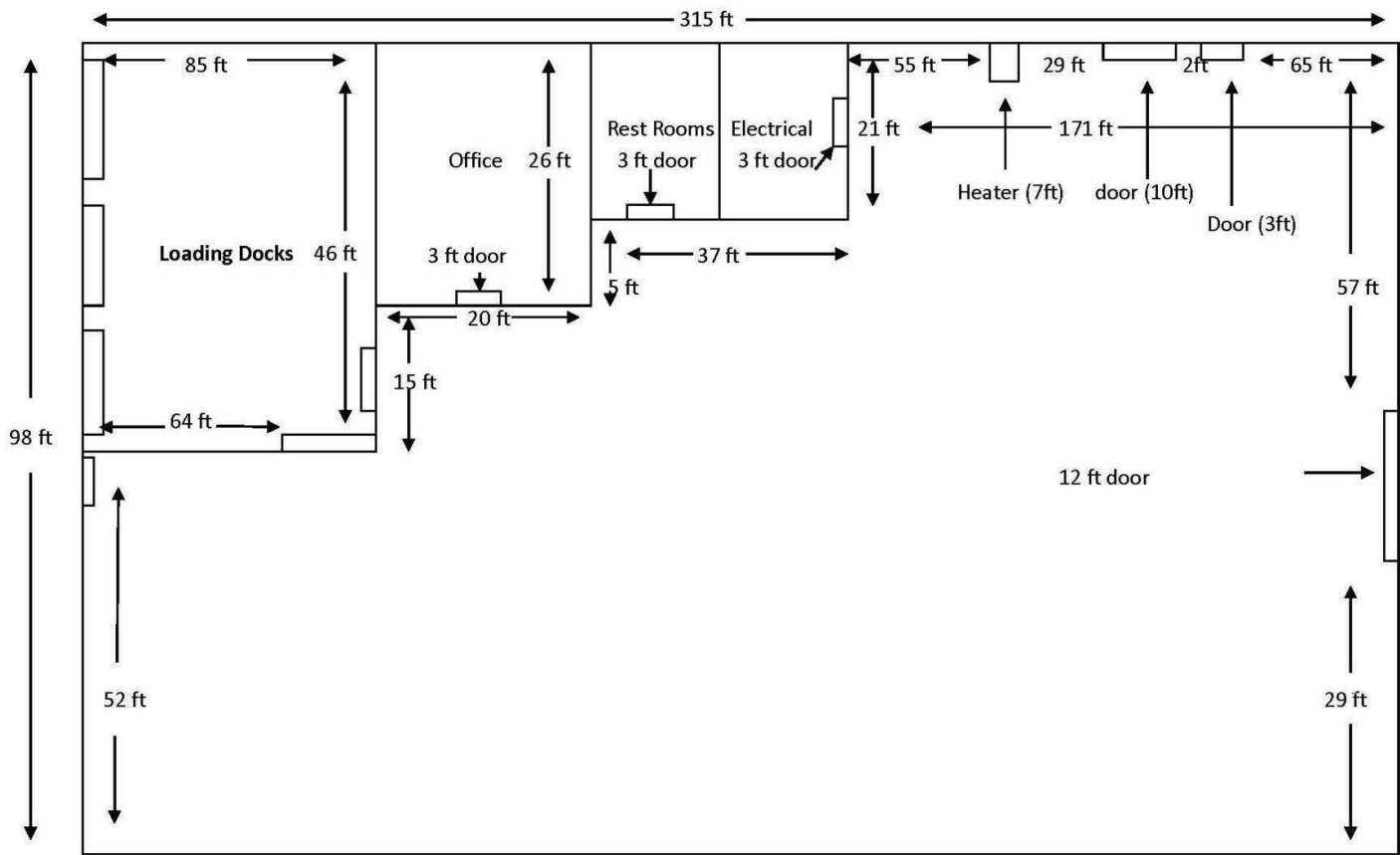
The Howe Avenue Industrial Park is well located within a five-minute drive to Route 146 providing easy access to the Massachusetts Turnpike, Route 290 and Route 20. The multi-tenanted property is well maintained and managed by the on-site Landlord is home to a variety of tenants. Please give us a call to schedule a tour today!

OFFERING SUMMARY

Space Available:	±30,870 SF
Loading:	Three (3) loading docks & one (1) drive-in door
Utilities:	Town water & sewer, natural gas, electric
Column Spacing:	Column-free
Clear Height:	±16'
Zoning:	Industrial (I)
Construction:	Concrete block & steel
HVAC:	Natural gas & electric
Sprinkler System:	Dry system
Outdoor Area:	Available
Lease Rate:	\$11.50/SF (NNN)







50 Howe Ave – BLDG K

FOR LEASE • HOWE AVE. INDUSTRIAL PARK

Location Map

