

FOR SUBLEASE

INDUSTRIAL PROPERTY



115 EAST HOWARD, QUINCY

HOWARD ST, QUINCY, MA 02169

For More Information

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OLIVER OLSSON

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PROPERTY DESCRIPTION

Strategically located in the Quincy Shipyard, this 150-space parking lot on 1.6 acres of paved outdoor space represents an ideal opportunity for last mile fleet parking, vehicle staging, or outdoor storage just minutes from Boston. Ideally suited for transportation, logistics, or contractor yard use. The lot is available for immediate use via sublease.

PROPERTY HIGHLIGHTS

- 120-140 parking spaces
- 1,100 SF guard shack included with private bathroom
- Professionally managed industrial business park
- Gated access with on-site security and surveillance systems on site

OFFERING SUMMARY

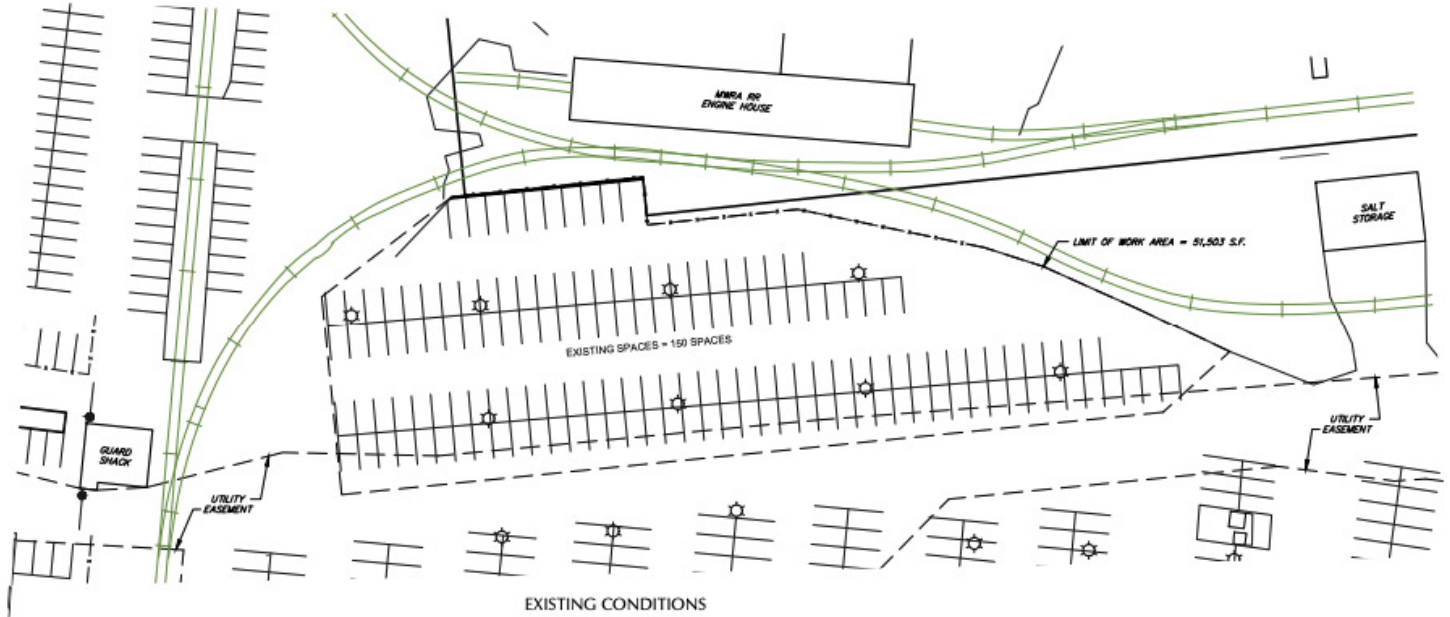
Lease Rate:	Negotiable
Available SF:	1.6 Acres
Lot Size:	1.6 Acres
Building Size:	1,080 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	438	1,497	7,271
Total Population	1,213	3,688	16,752
Average HH Income	\$146,617	\$129,526	\$111,293

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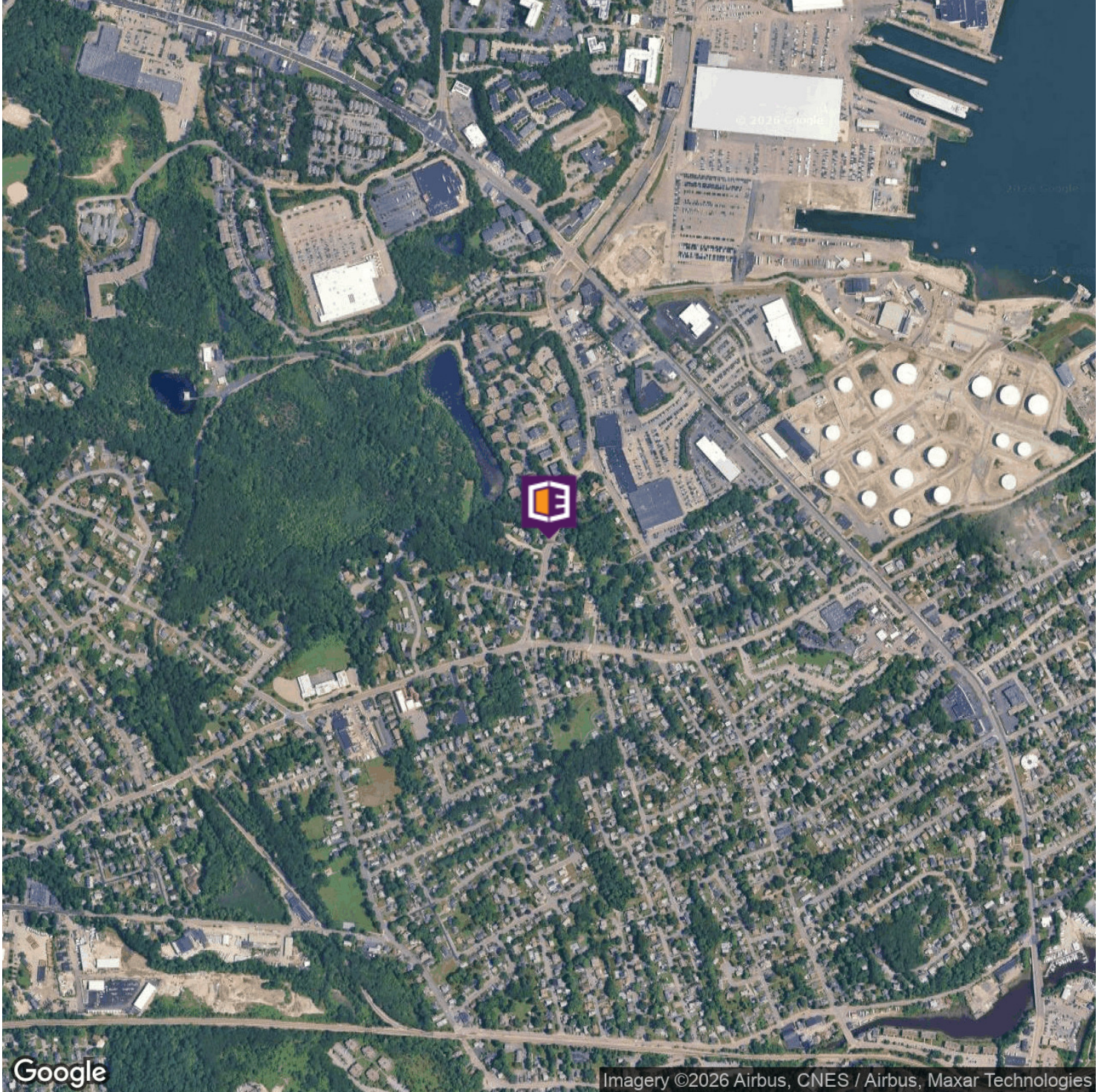


115 EAST HOWARD, QUINCY



AERIAL MAP

115 EAST HOWARD, QUINCY



Google

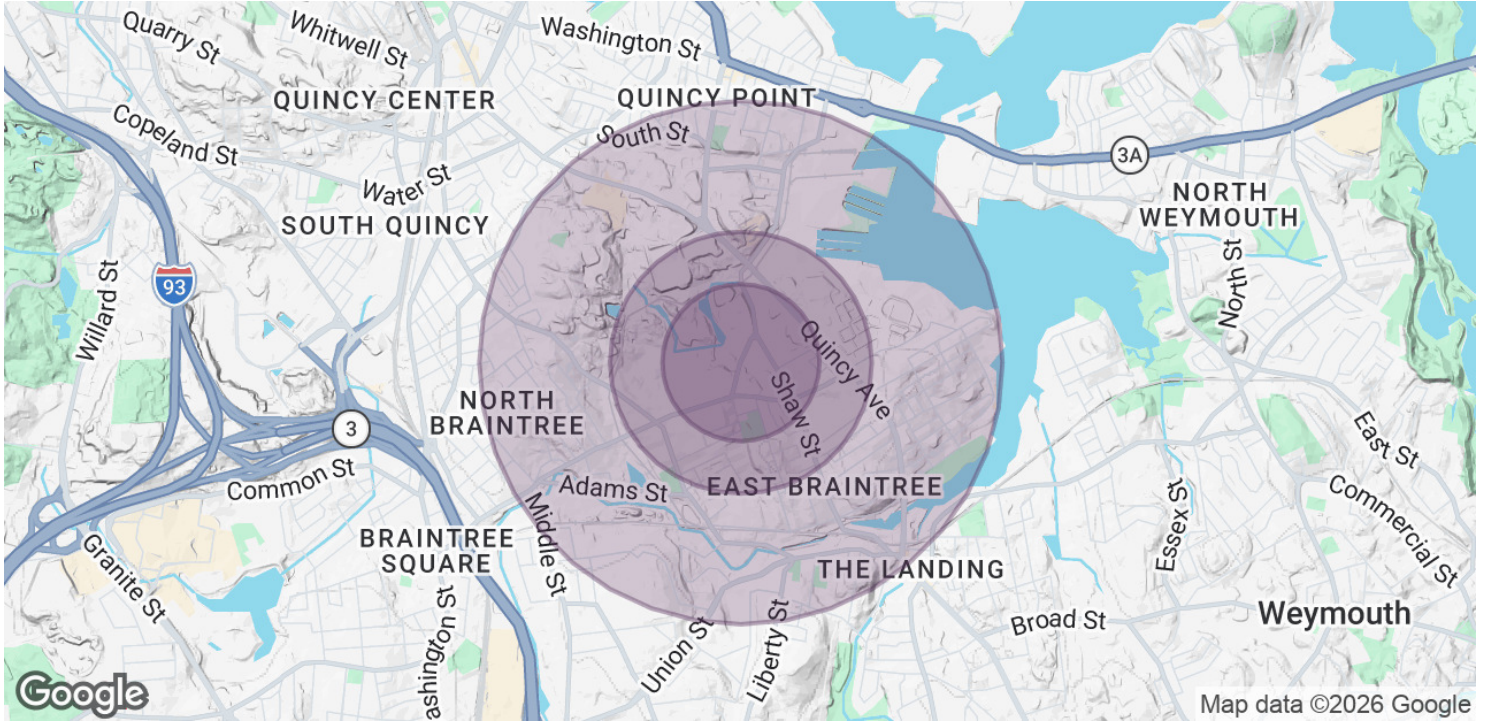
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,213	3,688	16,752
Average Age	40.8	42.3	42.8
Average Age (Male)	38.6	38.6	39.2
Average Age (Female)	43.2	45.1	45.4
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	438	1,497	7,271
# of Persons per HH	2.8	2.5	2.3
Average HH Income	\$146,617	\$129,526	\$111,293
Average House Value	\$593,404	\$604,483	\$582,843

2023 American Community Survey (ACS)



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DAVE ELLIS, SIOR

President

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MA #9524572

PROFESSIONAL BACKGROUND

Ellis Realty Advisors has been providing creative real estate solutions since 2018. Prior to forming Ellis Realty Advisors, David Ellis was the top producing broker for Jack Conway Realtor for four consecutive years and has completed over \$250,000,000 worth of lease and sale transactions. Ellis Realty Advisors specializes in commercial leasing and sales, investment sales, development consulting, business brokerage and property management solutions.

EDUCATION

Marshfield High School (2002)

Bachelor's Degree - Babson College (2006)

MEMBERSHIPS

SIOR

GBREB

NAIOP

South Shore Economic Development Corporation

South Shore Chamber of Commerce

South Shore Health System President's Circle

Ellis Realty Advisors

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OLIVER OLSSON

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PROFESSIONAL BACKGROUND

As an advisor and Vice President of Ellis Realty Advisors, Oliver Olsson brings clients a broad skillset with his background in real estate development, marketing, and strategic partnerships. Prior to joining Ellis Realty Advisors, Oliver led marketing, brand positioning, and leasing efforts for transformative projects such as Rock Row in Maine and Boston Landing which secured tenants that including the Boston Celtics, Boston Bruins, and Bose. He has also directed economic development campaigns for the state of Maine and national placemaking campaigns for Sweden’s Scania region. Oliver specializes in commercial leasing, brand positioning, pricing, and tenant strategy across Greater Boston.

EDUCATION

- St. Sebastians (2002)
- Bachelor’s Degree | Marketing, Providence College (2006)
- Master of Science | International Marketing, Lund University (2010)
- Certificate – Commercial Real Estate Analysis & Investment, MIT

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