



CUSHMAN &
WAKEFIELD

HAYES & SHERRY



1600 DIVISION ROAD

WEST WARWICK, RHODE ISLAND

AVAILABLE FOR LEASE NOVEMBER 2026

1600 DIVISION ROAD

WEST WARWICK, RI



HAYES & SHERRY

± 27,120 SF AVAILABLE

Lease price: \$8.75 psf

1600 Division Road is a world-class, ± 547,910 SF, industrial and office facility located in the Division Road Complex, a 55-acre wooded campus west of Route 2. The building is conveniently located just one mile to Interstate 95 and Route 4, and in proximity to two hotels.

Property Highlights

Available SF	± 27,120 SF
Parking	Ample
Column spacing	30' x 40' bay spacing
Loading	2 dock-height doors
Power	13.8KV service w/three sub-stations
Floor	6" reinforced concrete floor
Roof	New roof
Water/Sewer	Municipal sewer ((18" pipe) and water (890 gallons/minute)
HVAC	Hot-air gas heat, roof top units
Clear height	26' rise
Life safety	Sprinkler system
Location	Located one mile to I-95 & Route 4
Drive Times	T.F. Green Airport ...10 minutes Providence17 minutes Boston90 minutes



PRIME WAREHOUSE SPACE



2 Loading Docks



Full city utilities



26' high-rise



Ample on site

For more information, please contact:

Jeff Finan

Partner

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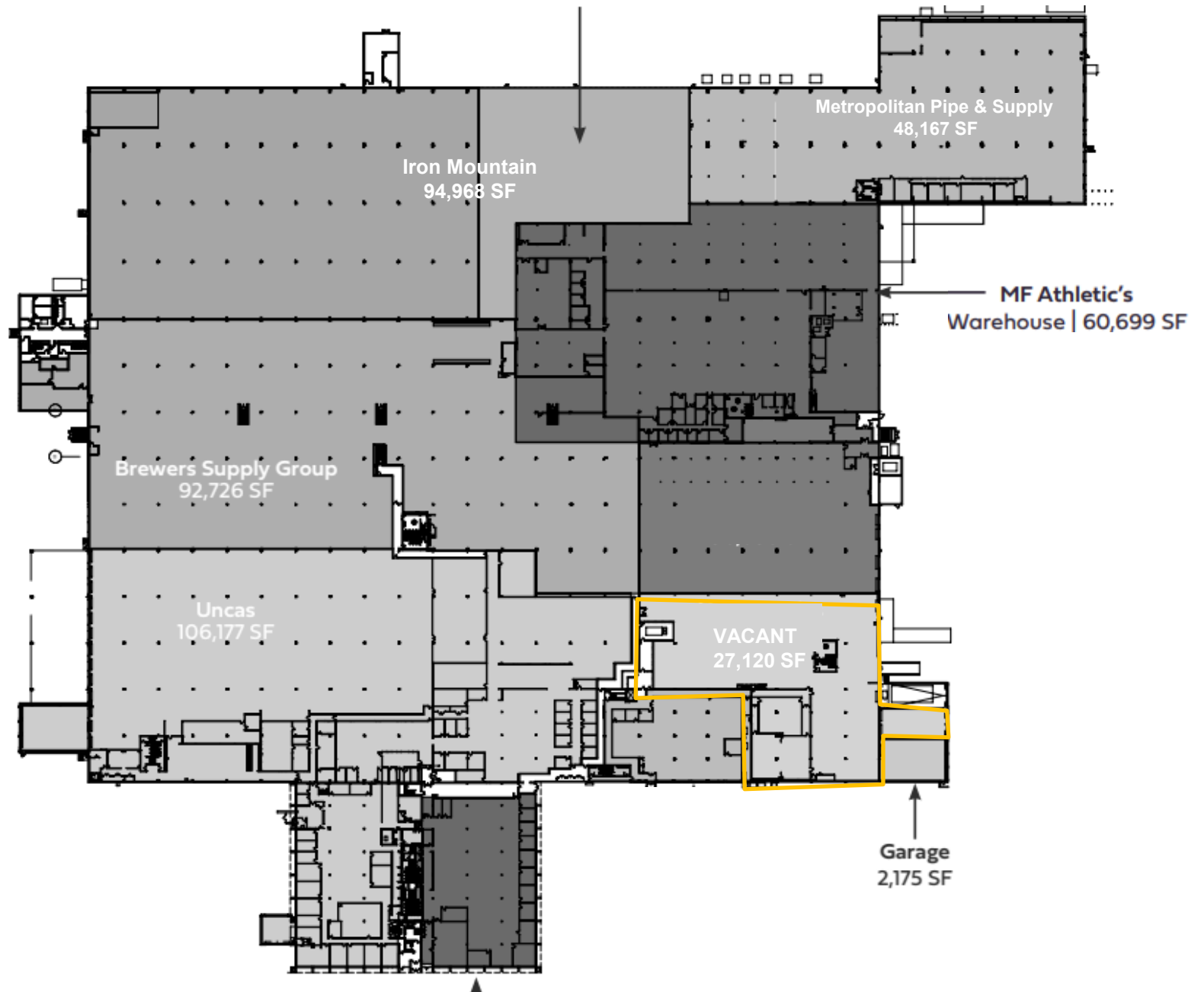
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1600 DIVISION ROAD, WEST WARWICK, RI



1600 DIVISION ROAD

West Warwick, Rhode Island

CONTACT INFORMATION

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HAYESSHERRY.COM