

LEXINGTON- Custance Place - Private Office

PRIVATE OFFICE #3 IN SUITE 26 - Exclusive use of unfurnished windowed office with an individually locked door. The walls are insulated for sound protection and confidentiality.

PROFESSIONAL SUITE – Ideal for an independent licensed mental health provider in solo practice, such as a psychiatrist, psychiatric nurse practitioner, psychologist, neuropsychologist, social worker, family therapist, or mental health counselor; an allied health professional or an educational specialist.

SHARED AREAS – Three private offices share this third floor suite with updated carpeting. Very large waiting room and kitchenette area with beautiful furnishings. Access to locked basement shared space for storing records. Restrooms located in common area of the building on the third floor.

HEATING AND COOLING- Central heating and air conditioning exclusive to Suite 26 in addition to operable window for access to outside fresh air.

SAFETY PROTOCOLS: Upgraded HVAC air filtering and HEPA air purifier in the common area have been installed to mitigate the impact of viruses on the air quality.

CUSTANCE PLACE: Very desirable building with many amenities that are attractive for independent solo professionals. Well known in Lexington and surrounding communities.

IDEAL LOCATION- Situated on a bus route on Bedford St. in the heart of Lexington, a short walk to Lexington center, close to Stop & Shop and Walgreens and next door to Starbucks. Convenient to visitors or professionals traveling from the western, northern, and southwestern suburbs via Route 128, Route 2, and Route 3. Easy access to/from Winchester, Arlington, Burlington, Belmont, Bedford, Lincoln, Carlisle, Concord, Woburn, Waltham, and Cambridge.

AMENITIES- Building has 24/7 access, locking security doors, ADA/handicap compliant with automatic front door and elevator. US Mail box and FedEx drop-off box at the front of the building. Restaurants and take out close by.

PARKING- Abundant free parking provided for clients/visitors and professionals.

PRICE- Exclusive full time use of private office at \$895/month. This price includes use of the furnished waiting room and kitchenette areas; basement storage for locked file cabinet; common area cleaning; and repair and maintenance of suite and common area bathrooms. Cost of electricity is \$36/month. Shared internet is available at \$27/month.

SHOWINGS- In-person showings by appointment.

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