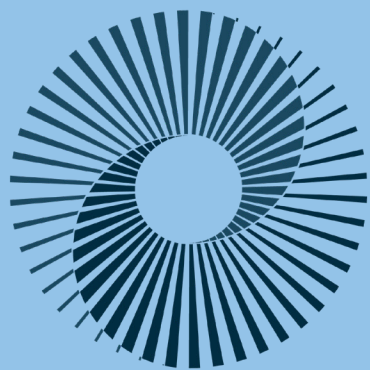




10 CENTENNIAL



67,045 SF FLEX / R&D / OFFICE SPACE AVAILABLE

NEWMARK



BARINGS



**DEDICATED
3,000 LB FREIGHT
ELEVATOR**



**ON-SITE FITNESS
CENTER
WITH LOCKERS & SHOWERS**



**TWO (2) DEDICATED
TAILBOARD DOCKS**



**1200 AMPS, 480V,
3-PHASE**



**TENANT SIGNAGE &
BRANDING
OPPORTUNITY**

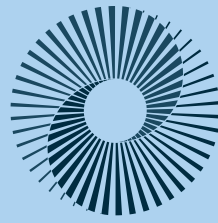


10 CENTENNIAL

10 Centennial is a flex, office, and medical building with the ability to provide functional R&D, light assembly and office space. Half the building is home to the North Shore Boston Children's Hospital and other medical office tenants. The other half is made up of R&D and manufacturing space with loading, power, and flex clear heights. Located at the front door to Centennial Park, 10 Centennial Drive is an attractive brick and precast building, set on a rise, with an excellent window line to bring in natural light. Ample, free parking, surrounds the building.

Ideally situated just a few hundred feet from Route 128 at Exit 28 and less than a mile from the I-95 junction, the property offers excellent regional access. The Salem MBTA commuter rail station lies four miles away, and both downtown Boston and Logan Airport are approximately fifteen miles from the site.

10 Centennial is also located in an amenity rich area. Two hotels are moments away and Peabody and Salem are just a few minutes away – as are both the North Shore and Liberty Tree Malls and several golf courses.



10 CENTENNIAL

SPECIFICATIONS

BUILDING SIZE 361,794 SF

AVAILABLE 67,045 SF

YEAR BUILT 1985

LOT SIZE 25.72 Acres

PARKING 3.3/1,000 SF

FLOORS 2

CLEAR HEIGHT 13' to the underside of the
bar joist; 15' to the deck

ZONING IP Peabody

LOADING Two (2) dedicated tailboard

UTILITIES Water - City of Peabody
Gas - City of Peabody
Electric - National Grid

ELEVATOR Dedicated 3,000 lb Freight

POWER 1200amps, 480v, 3-phase

ESTABLISHED CENTENNIAL PARK R&D CLUSTER



LOCATION OVERVIEW

15 MILES

Downtown Boston & Logan
International Airport

MBTA BUS ACCESS ON SITE

Route 436 bus (11 stops/day)

IMMEDIATELY ACCESSIBLE

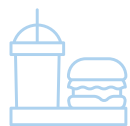
To Route 128 & less than one
mile from I-95

HOSPITALITY

Within a 3-mile radius



7 HOTELS



40+ RESTAURANTS

LIBERTY TREE MALL A SIMON MALL

50+ RETAILERS



Marshalls



Total Wine
& MORE



KELLY'S
BOSTON'S ORIGINAL ROAST BEEF



axcelis

HighRes
biosolutions

Medtronic

MILIPORE
SIGMA

KROHNE

ABIOMED

Littelfuse

FREUDENBERG
MEDICAL

NORTHSHORE MALL A SIMON MALL

160+ RETAILERS

Amigo's

ARHAUS
The Cheesecake Factory



LIFETIME macy's NORDSTROM

YOUR
JOE'S



extended
STAY
AMERICA

A&A INDUSTRIES



TMC / AMETEK

Access

SPIRE

ThermoFisher
SCIENTIFIC

INNOVENT
TECHNOLOGIES

CardinalHealth

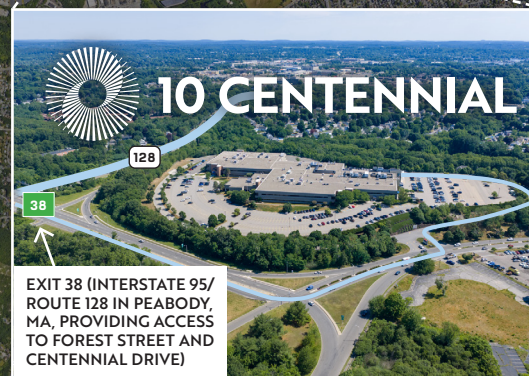
Prattville
MACHINE

DB SCHENKER

ABIOMED

HIGH LINER FOODS
INCORPORATED

WOW



EXIT 38 (INTERSTATE 95/
ROUTE 128 IN PEABODY,
MA, PROVIDING ACCESS
TO FOREST STREET AND
CENTENNIAL DRIVE)

Salem
STATE UNIVERSITY

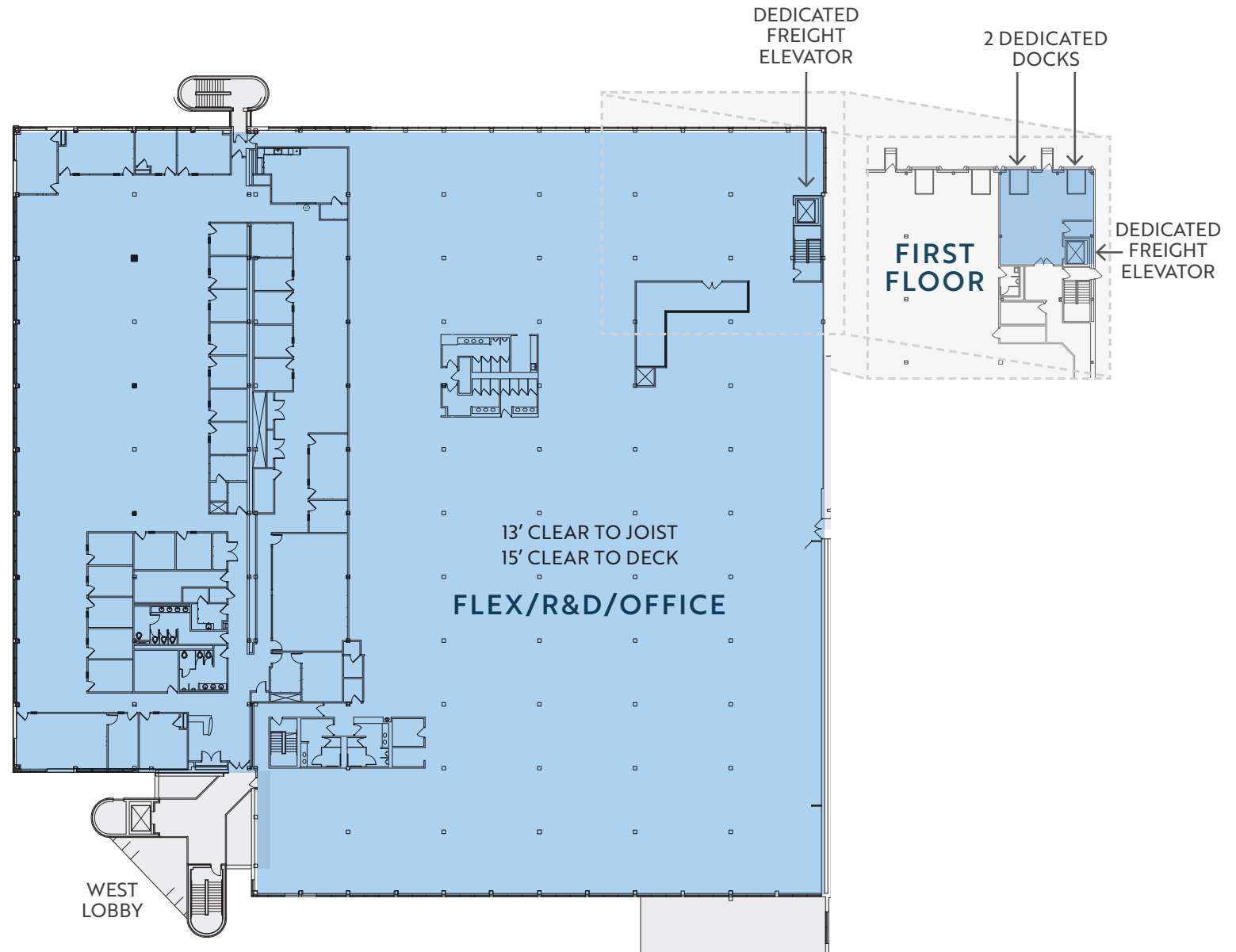


10 CENTENNIAL

WEST LOBBY

67,045 SF

FIRST + SECOND
FLOORS





FOR MORE INFORMATION, PLEASE CONTACT:



10 CENTENNIAL

TORIN TAYLOR
617-863-8583
torin.taylor@nrmk.com

RICH RUGGIERO
617-863-8550
richard.ruggiero@nrmk.com

MATT ADAMS
617-863-8563
matt.adams@nrmk.com

RORY WALSH
617-863-8584
rory.walsh@nrmk.com

The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

NEWMARK



BARINGS