

SUBLEASE OPPORTUNITY

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SUBLEASE OPPORTUNITY

Kelleher & Sadowsky Associates is pleased to present a turnkey, fully furnished sublease opportunity at Westborough Office Park, the region's premier suburban office campus. This 2,800 SF first-floor suite features a welcoming reception area, 6 private offices, a dedicated conference room, and a break room — ready for immediate occupancy. Located at the junction of I-90 and I-495, the campus offers best-in-class amenities including on-site food service, a fitness center, a common conference facility, and ample parking. Term runs through 2028. Call for pricing and availability.

OFFERING SUMMARY

Available Space:	2,800 SF for Sublease
Private Offices:	6
Conference Room:	Yes
Break Room:	Yes
On-Site Amenities:	<ul style="list-style-type: none"> • Full service café • Fitness center with lockers & showers • Common conference facility • Ample parking

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	758	8,134	29,857
Total Population	2,084	21,622	79,538
Average HH Income	\$184,550	\$203,226	\$190,430

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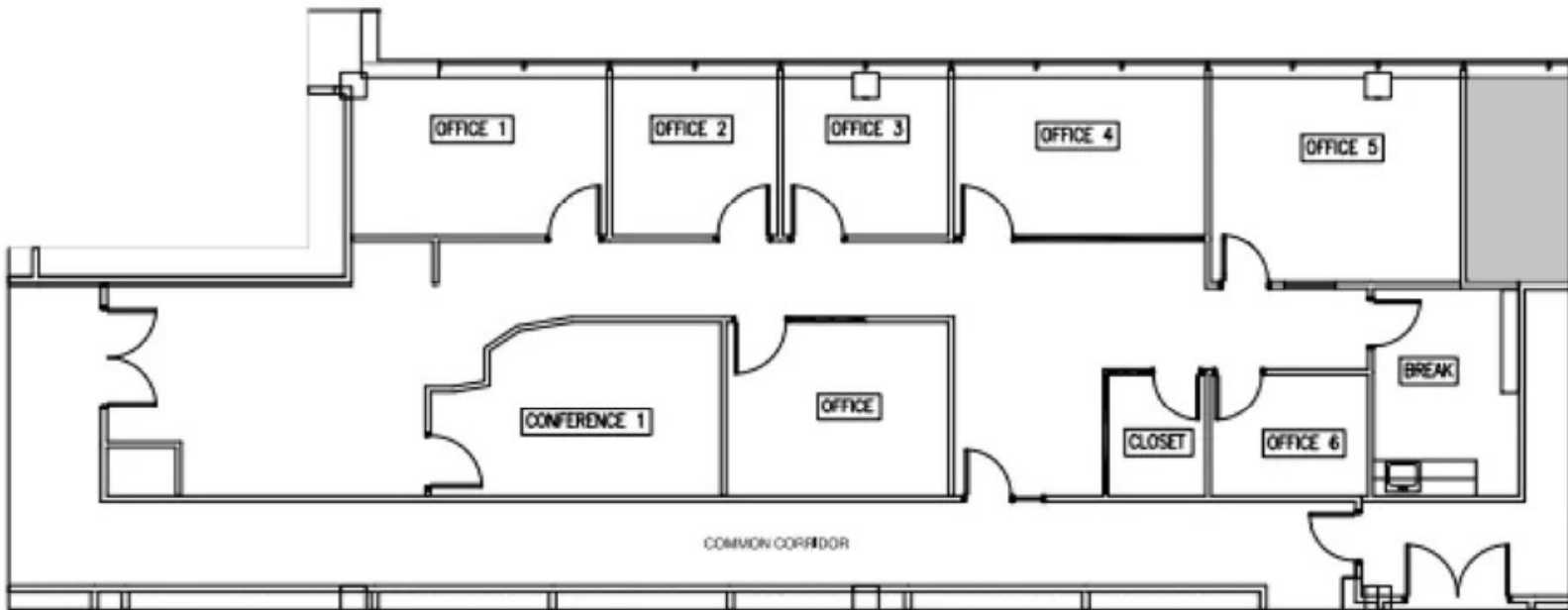
[Additional Photos](#)



Private Office



Conference Room



Floor Plan