

Suite 305-U Sublease

900 Cummings Ctr, Beverly, MA 01915



Wronka, Ltd.

Commercial Real Estate Advisors



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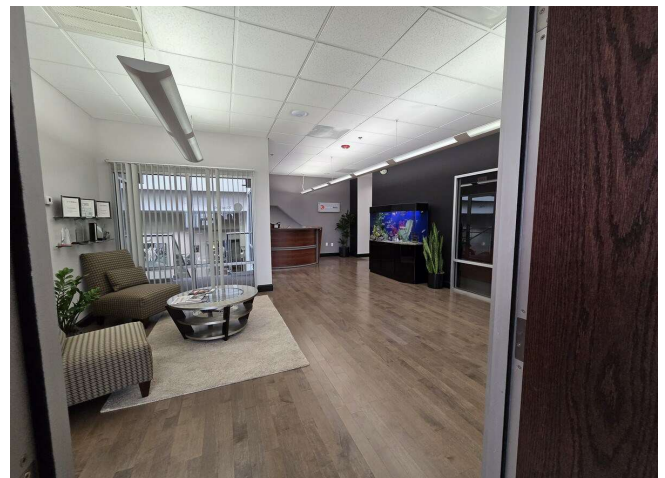


Suite 305-U Sublease

\$21.00 /SF/YR

Suite 305-U: Reduced to \$21.00/sf/yr. MG for 12 months. Headquarters office, creative office, showroom. Easy to access from elevator, 2 level modern workspace design & functionality; lower & upper reception areas with engineered Mirage Brand maple select wood flooring; large conference room, open areas, 2 private restrooms, Kitchen-break room. Large executive office on upper level with access to only balcony in building. Suitable for Single-family office (SFO)....

- Direct access to garage parking and 100 Cummings Center through two covered pedestrian bridges
- Move-in ready, furniture available
- Adjacent to Lower Shoe Pond, boardwalk, nature trails, picnic areas
- New Pressed Cafe & numerous campus amenities



Rental Rate: \$21.00 /SF/YR

Property Type: Office

Property Subtype: Medical

Building Class: B

Rentable Building Area: 214,696 SF

Year Built: 1906

Walk Score ®: 60 (Moderately friendly)

Transit Score ®: 30 (Somewhat friendly)

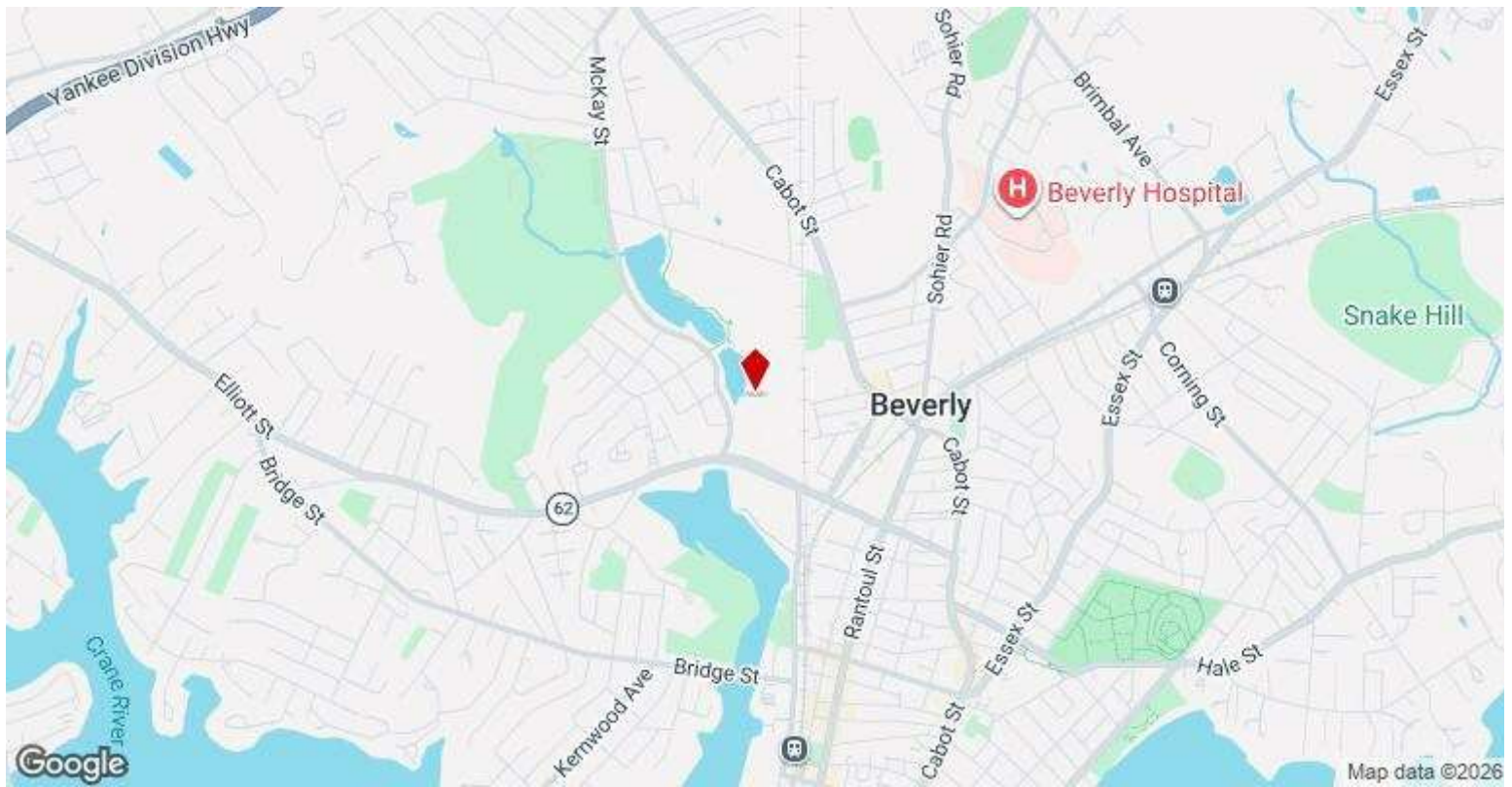
Rental Rate Mo: \$1.75 /SF/MO

3rd Floor Ste 305-U

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Space Available	4,485 SF
Rental Rate	\$21.00 /SF/YR
Date Available	Now
Service Type	Modified Gross
Space Type	Sublet
Space Use	Office

Suite 305-U: Reduced to \$21.00/sf/yr. MG for 12 months. Easy to access from elevator, 2 level modern workspace design & functionality with ample natural light; lower & upper reception areas with engineered Mirage Brand maple select wood flooring; large conference room, open areas, 2 private restrooms, Kitchen-break room. Large executive office on upper level with access to only balcony in building. Suitable for Single-family office (SFO).



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Property Photos



Conference Room



Kitchen

Property Photos



Main Entry Reception



Balcony view from outside

Property Photos

