

500 CONNECTICUT PATH

FRAMINGHAM

365,000 SF Office Headquarters Opportunity

*Largest Block of Office
Space on the Mass Pike*

AVAILABLE FOR LEASE OR SALE



MASS PIKE
FRONTAGE



LOGO



500 Old Connecticut Path in Framingham consists of 4 interconnected, 3-story office buildings located on a 25.51 acre site. Located in the heart of MetroWest at Exit 117 on the Mass Pike (I-90) the site is less than a mile from the Natick Collection shopping center and a variety of restaurants, hotels shopping centers and the Logan Express terminal. 500 Old Connecticut Path offers a unique office headquarters opportunity on the Mass Pike and flexibility of a lab conversion with Building B already having existing lab infrastructure.

NEWMARK

Building Specifications

500
CCP
FRAMINGHAM



Building A

Year Built:	1978/2005/2013
Stories:	3
Building Size:	87,066 SF
Typical Floor Size:	29,000 SF
Ceiling Height:	11'4"
Parking Ratio:	3.5 / 1,000 SF
Elevators:	2 passenger
Loading:	1 dock

Building C

Year Built:	1978/2005/2017
Stories:	3
Building Size:	121,656 SF
Typical Floor Size:	41,000 SF
Ceiling Height:	11'4"
Parking Ratio:	3.5 / 1,000 SF
Elevators:	2 passenger / 1 freight
Loading:	1 dock

Building B

Year Built:	1978/2005/2014
Stories:	3
Building Size:	104,141 SF
Typical Floor Size:	33,333 SF
Ceiling Height:	11'7"
Parking Ratio:	3.5 / 1,000 SF
Elevators:	2 passenger / 1 freight
Loading	2 docks
Comment	Existing Lab Infrastructure

Building D

Year Built:	2007/2017
Stories:	3
Building Size:	55,000 SF
Typical Floor Size:	18,333 SF
Ceiling Height:	10'4"
Parking Ratio:	3.5 / 1,000 SF
Elevators:	2 passenger / 1 freight



NATICK MALL

Abercrombie & Fitch ANN TAYLOR ANTHROPOLOGIE
 Apple BANANA REPUBLIC Brooks Brothers
 Crate&Barrel AVE & NISTER'S DAVID YURMAN H&M california PIZZA KITCHEN
 GAP J.CREW LV lululemon macys
 NORDSTROM The Beesecake Factory P.F. CHANG'S Puttshack
 SEPHORA TIFFANY & CO. TORY BURCH
 WARBY PARKER ZARA YANKEE CANDLE

LOGAN EXPRESS TERMINAL

SHERWOOD PLAZA

BARNES & NOBLE DICK'S SPORTING GOODS
 Dellaria SALONS LAIFITNESS

FRAMINGHAM MALL

Panera BREAD TARGET B.J.'S STOP & SHOP
 HomeGoods LOWE'S STARBUCKS

SHOPPERS WORLD

GOLF GALAXY KOHL'S CHIPOTLE CAVA
 DSW ATLANTIC POKÉ Chick-fil& Marshalls BEST BUY
 HOBBY LOBBY HOME SENSE AMC THEATRES WORLD MARKET Michaels
 TAVERN IN THE SQUARE LOCAL SEA FOODS Olive Garden JCREW FACTORY
 sweetgreen Walmart B.J.'S NORDSTROM RACK
 {B} BURTONS GRILL & BAR ULTA TJ-maxx RESTAURANT BREWHOUSE

BLUE-CHIP NEIGHBORHOOD EMPLOYERS

AliraHealth CRISPR THERAPEUTICS sanofi pulse
 Replimune MathWorks ABI LAB
 TJX THE TJX COMPANIES, INC. BOSE



I-90 (Mass Pike)
Highway Visibility



Large Block of
Office Space



Ample
Parking



High Daily
Traffic Count



Numerous Nearby
Retail/Restaurants



One Exit from I-95
(Route 128)



Close Proximity
to Boston



500
PP
P
FRAMINGHAM

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