

25 FOX ROAD

Waltham, MA 02451

Office/Flex Building for Lease or Sale

+/- 4,000 SF



Contact:
617.951.4100

Lincoln

James Tambone
978.578.6111
jtambone@lpc.com

Tim Latham
857.212.6314
tlatham@lpc.com

Chris Devaux
617.951.4124
cdevaux@lpc.com

Will Greer
617.951.4119
wgreer@lpc.com

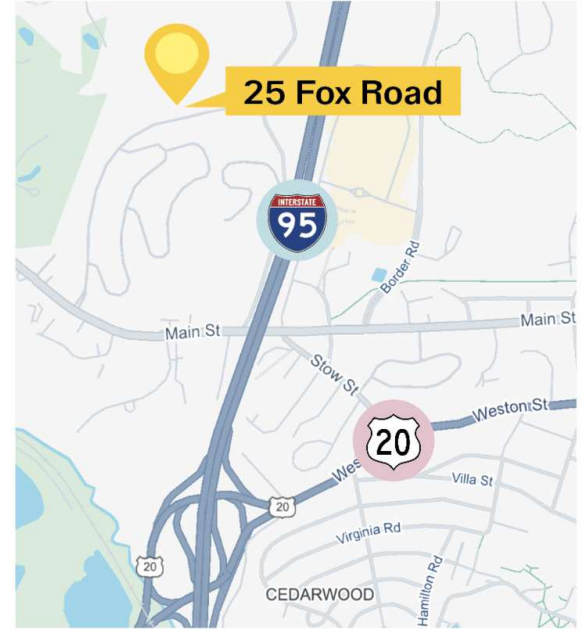
Lincoln Property Company
53 State Street, 8th Floor
Boston, MA 02109

www.lpc.com

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Owner-Occupier Opportunity

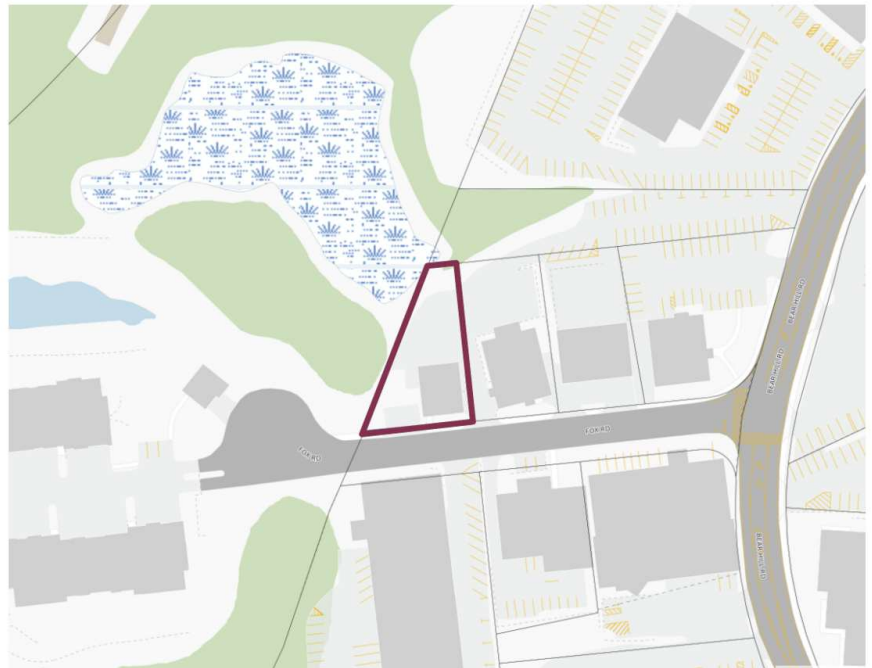


Property Highlights

Lot Size	0.24 acres/10,583 SF
Building Size	Approx. 4,000 SF
Current Zoning	Commercial
Construction Type	Concrete Block
Ceiling Heights	12'
Parking Spaces	10+
Loading	Potential for overhead door in rear of building
Uses Permitted	Educational uses, office, light manufacturing, R&D, equipment storage

Location Highlights

Convenient access to Route 128 & Mass Pike.



Site Plan

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Lower Suite

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Suite	Size	Description
■ Lower Suite	2,000 SF	Immediately

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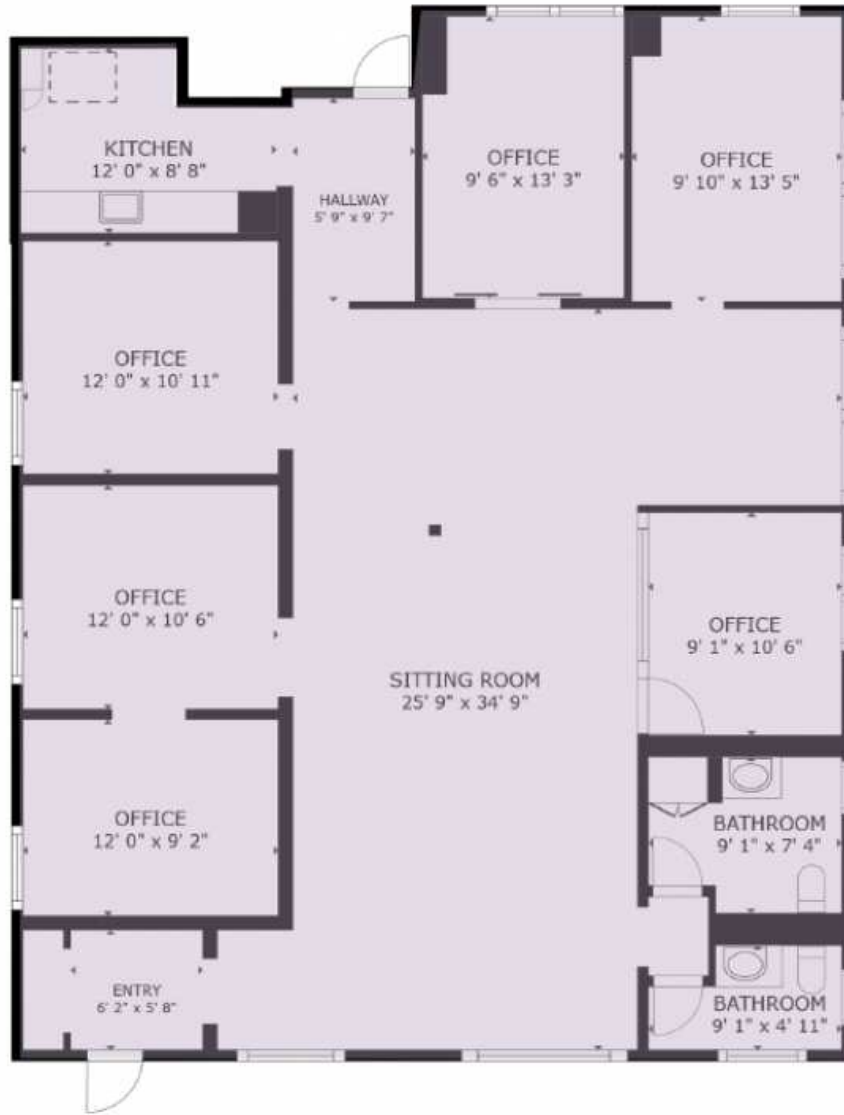
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Upper Suite



Suite	Size	Description
■ Upper Suite	2,000 SF	Immediately

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Additional Photos



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