

# 730

MAIN STREET

CAMBRIDGE, MA



12,535 SF - 25,070 SF for Sublease  
**Move-in Ready Graduate Lab Suites**



# BUILDING HIGHLIGHTS



Fully Furnished Lab Space



Science Equipment Available



Bred Gourmet on 1st Floor



Additional Parking Available



Located Steps from Kendall Square & MIT Campus

## PLUG AND PLAY SUBLEASE

<b>Size:</b>	25,070 SF Total <ul style="list-style-type: none"><li>• 3rd Floor: 12,535 SF</li><li>• 5th Floor: 12,535 SF</li></ul>
<b>Availability:</b>	Immediate
<b>Term:</b>	Flexible - Through October 32nd

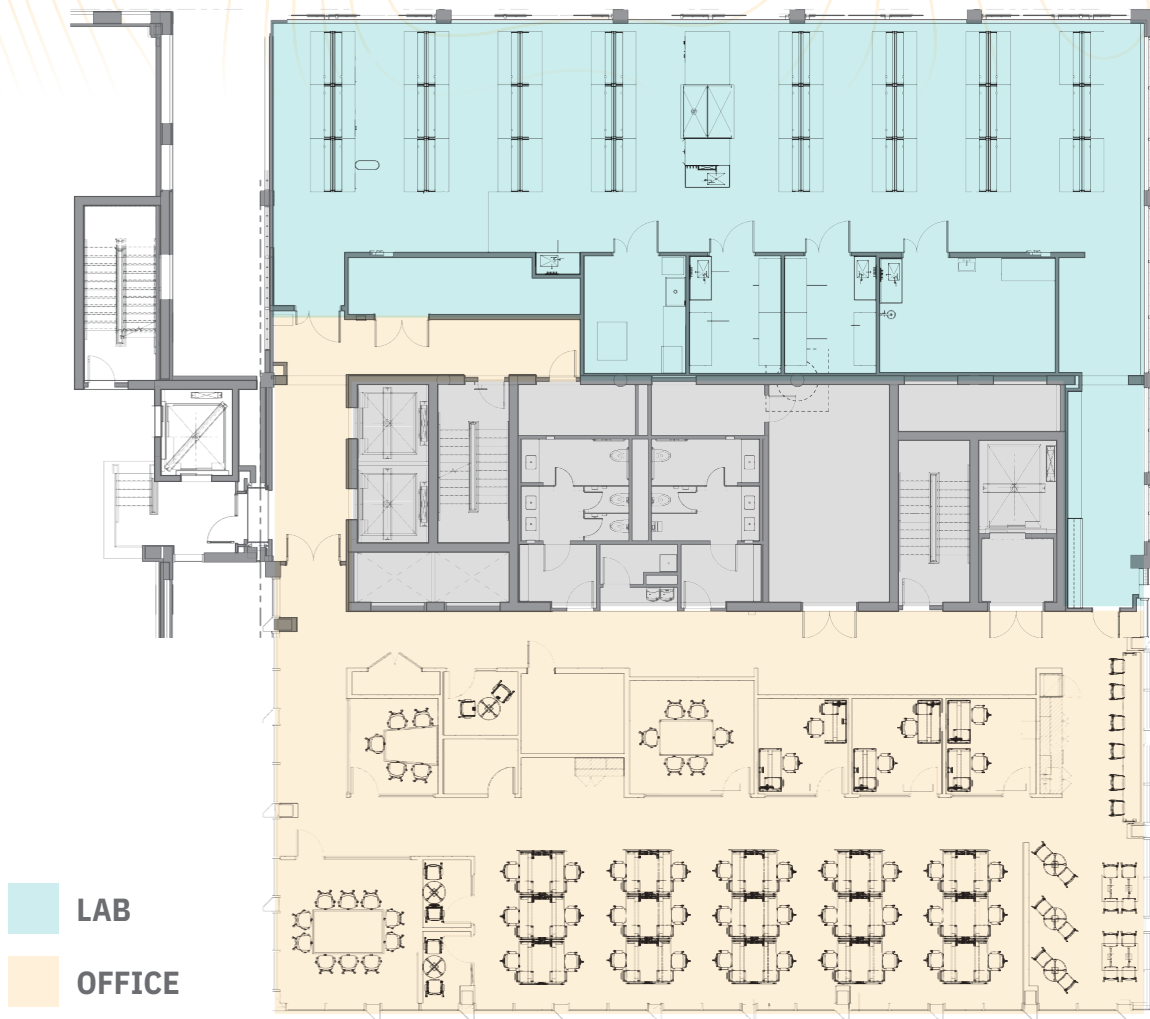
## BUILDING SPECIFICATIONS

<b>Building Size:</b>	59,848 SF
<b>Number of Floors:</b>	Five
<b>Floor Heights:</b>	Floors 3: 11'-5" Floors 5: 11'-8"
<b>Column Spacing:</b>	North of Core: ~19'-10" x 20'-6" South of Core: ~31'-6" x 32'-0"
<b>Floor Load:</b>	100 lbs/SF
<b>Elevators:</b>	Two Passenger Elevators (3,500-lb capacity) One Freight Elevator (5,000-lb capacity)
<b>HVAC:</b>	1.25 CFM/USF
<b>Electrical Capacity:</b>	Lab: 15 watts/USF Office: 8 watts/USF
<b>Loading Dock:</b>	Fully Enclosed Single-Bay
<b>Parking:</b>	4 Levels of Underground Parking Parking Ratio: 0.75/1,000 SF
<b>Amenities:</b>	Bike Storage, Showers, Ground Floor Retail



# AVAILABILITY

## 3RD & 5TH FLOOR



*\*3rd & 5th Layouts are Identical*

### LAB



52 Benches



4 Specialty Lab Areas (Suitable for Tissue Culture)



2 Chemical Fume Hoods

### OFFICE



30 Workstations



3 Conference Rooms



1 Wellness Room



3 Two-Person Offices



3 Phone Rooms



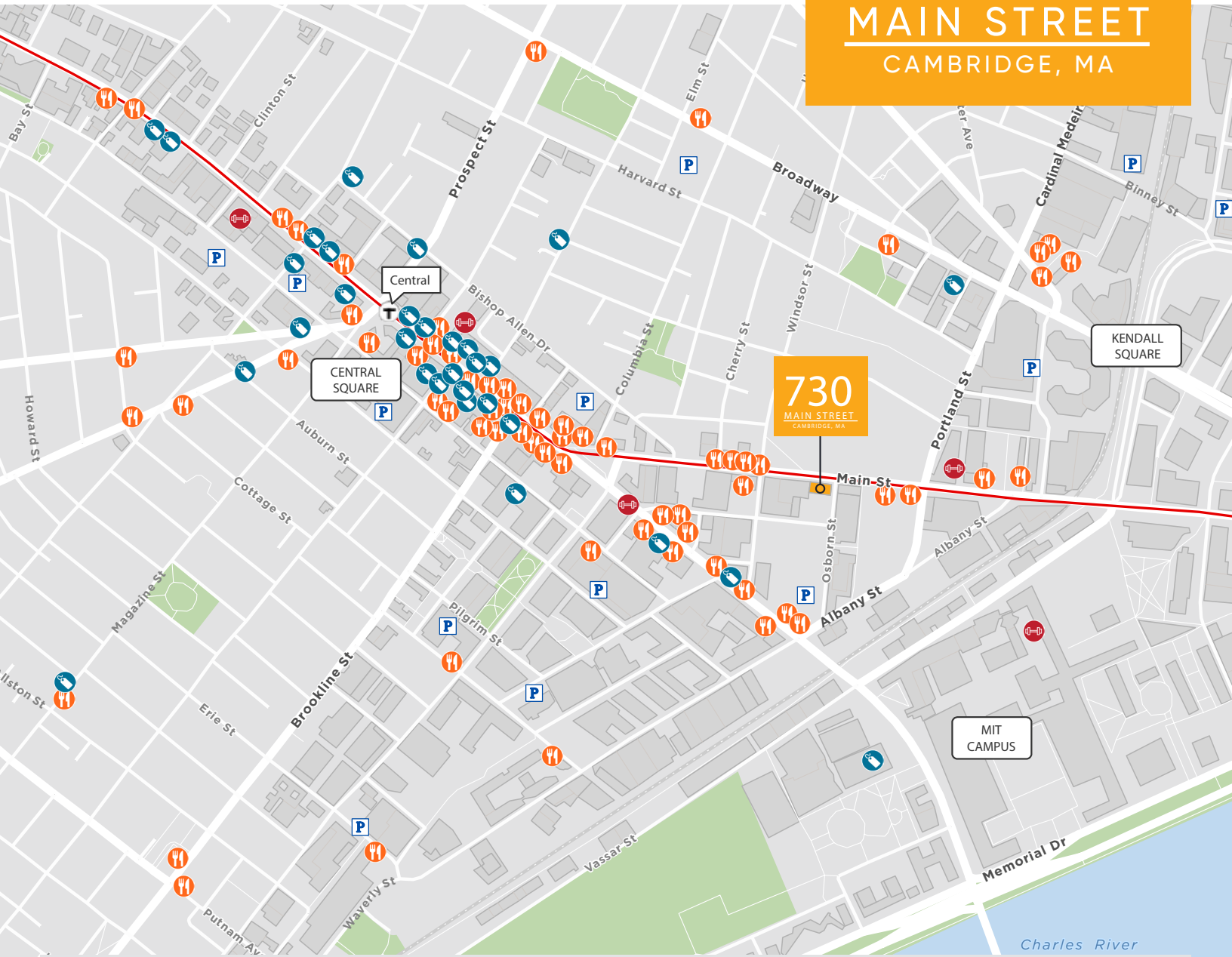
1 Kitchen/Breakroom



# LOCATED IN THE HEART OF KENDALL SQUARE

# 730

MAIN STREET  
CAMBRIDGE, MA



**40+ Nearby Restaurants**

**30+ Shopping & Retail Stores**

**5+ Health & Fitness Centers**

For more information, please contact:

**DAVE THOMANN**

781-492-2406

david.thomann@cushwake.com

**GREY GETTLEMAN**

781-801-2521

grey.gettleman@cushwake.com

**KATEY YANG**

910-990-3140

Katey.Yang@cushwake.com

