

2

LITTLETON, MA OMEGA WAY



COMMERCIAL
O'BRIEN
PROPERTIES, INC

200 - 2,000 SF For Lease

SUMMARY / SPECIFICATIONS

2 OMEGA WAY LITTLETON, MA



PROPERTY DESCRIPTION

Situated down a private road, 2 Omega Way (rear) is a gated waterfront location, zoned industrial, with existing warehouse, loading dock, as well as an area for a small contractor yard and storage abutting the warehouse. There is also an additional paved, fenced yard space available with room for trailers, as well as vacant trailers available for storage. The available space is for outdoor storage and storage trailers; perfect for landscapers, contractors, and hobbyists. Conveniently located 1 mile from Route 2, nearby amenities include The Point shopping center, Idylwilde Farms, Kimball Farms and many other local restaurants, gas and retail.

Short, flexible terms and sizes with outdoor space in spectacular setting.

PROPERTY HIGHLIGHTS

- Area for outdoor commercial vehicles
- Tractor trailer storage
- Outdoor Storage
- Equipment storage
- Empty trailers available
- Potential for indoor heated & cooled office

| DEMOGRAPHICS | 0.3 MILES | 0.5 MILES | 1 MILE |
|-------------------|-----------|-----------|-----------|
| Total Households | 5 | 42 | 389 |
| Total Population | 14 | 121 | 1,090 |
| Average HH Income | \$241,577 | \$240,421 | \$231,028 |

OFFERING SUMMARY

| | |
|----------------|---------------------------|
| Available SF: | Outdoor storage available |
| Lot Size: | 31.33 Acres |
| Building Size: | 67,000 SF |
| Lease Rate: | Negotiable |

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PROPERTY / LOCATION

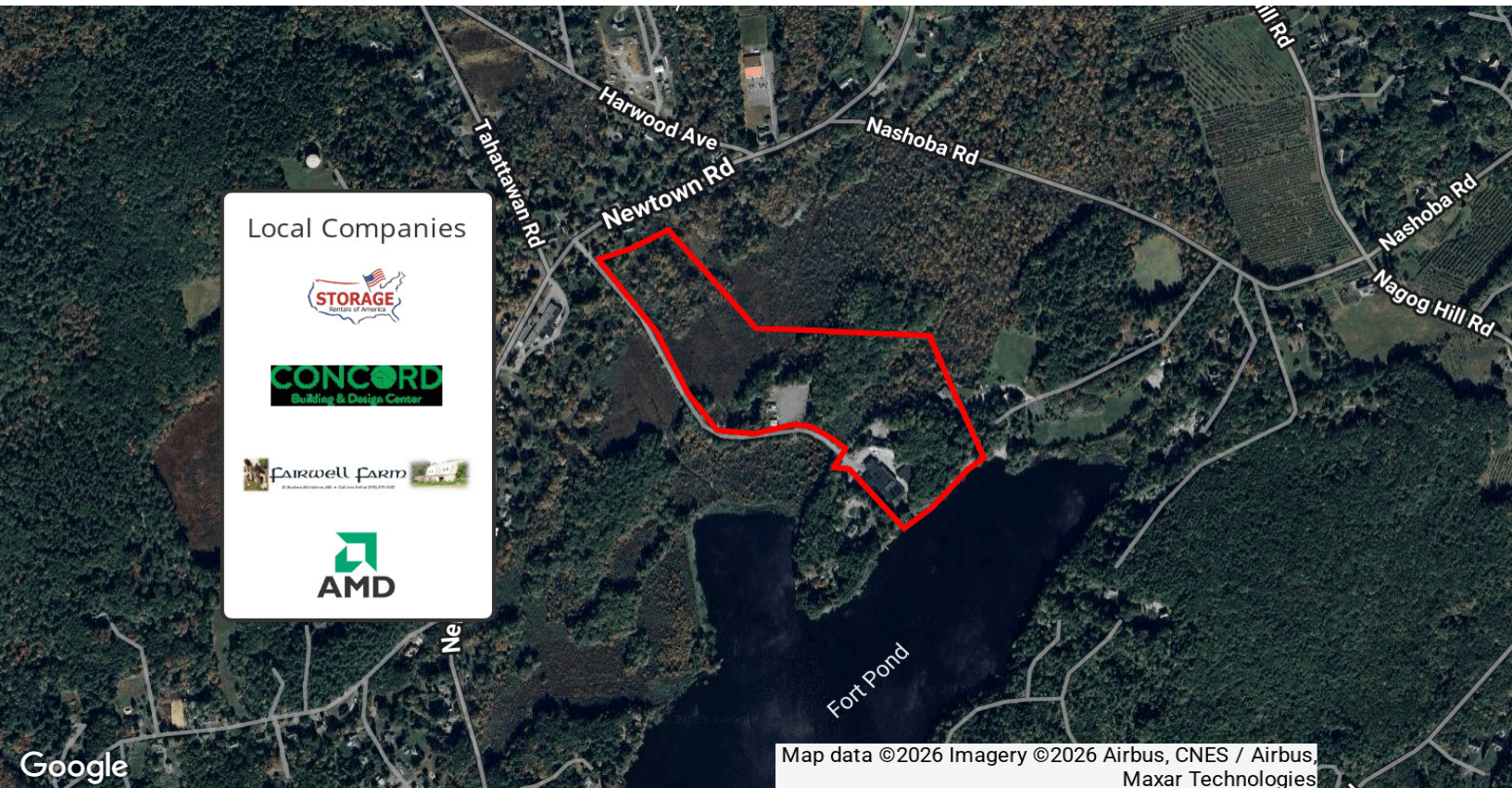
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EDITED FOR CLEARER VIEWING



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