



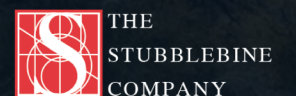
90.1 BOLT STREET

LOWELL, MA

FOR SALE OR LEASE | 60,000 SF INDUSTRIAL BUILDING ON 2.86 AC

- 1.6 Miles to Route 495
- 1.1 Miles to Route 3A (Lowell Connector)

EXCLUSIVE AGENT



CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

60,000 SF +/- Industrial/Commercial Building on 2.86 AC +/- for Sale or Lease

PROPERTY HIGHLIGHTS

- 1.6 Miles to Route 495
- 1.1 Miles to Route 3A (Lowell Connector)

PROPERTY SPECIFICATIONS

Building Size:	60,000 SF +/-
Space Available:	35,000 SF +/-
Lot Size:	2.86 AC +/-
Stories:	2
Zoning:	LI (Light Industrial)
Lease Rate:	Market
Sale Price:	Market

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	688	2,137	7,434
Total Population	1,943	5,908	19,845
Average HH Income	\$94,916	\$95,780	\$97,806





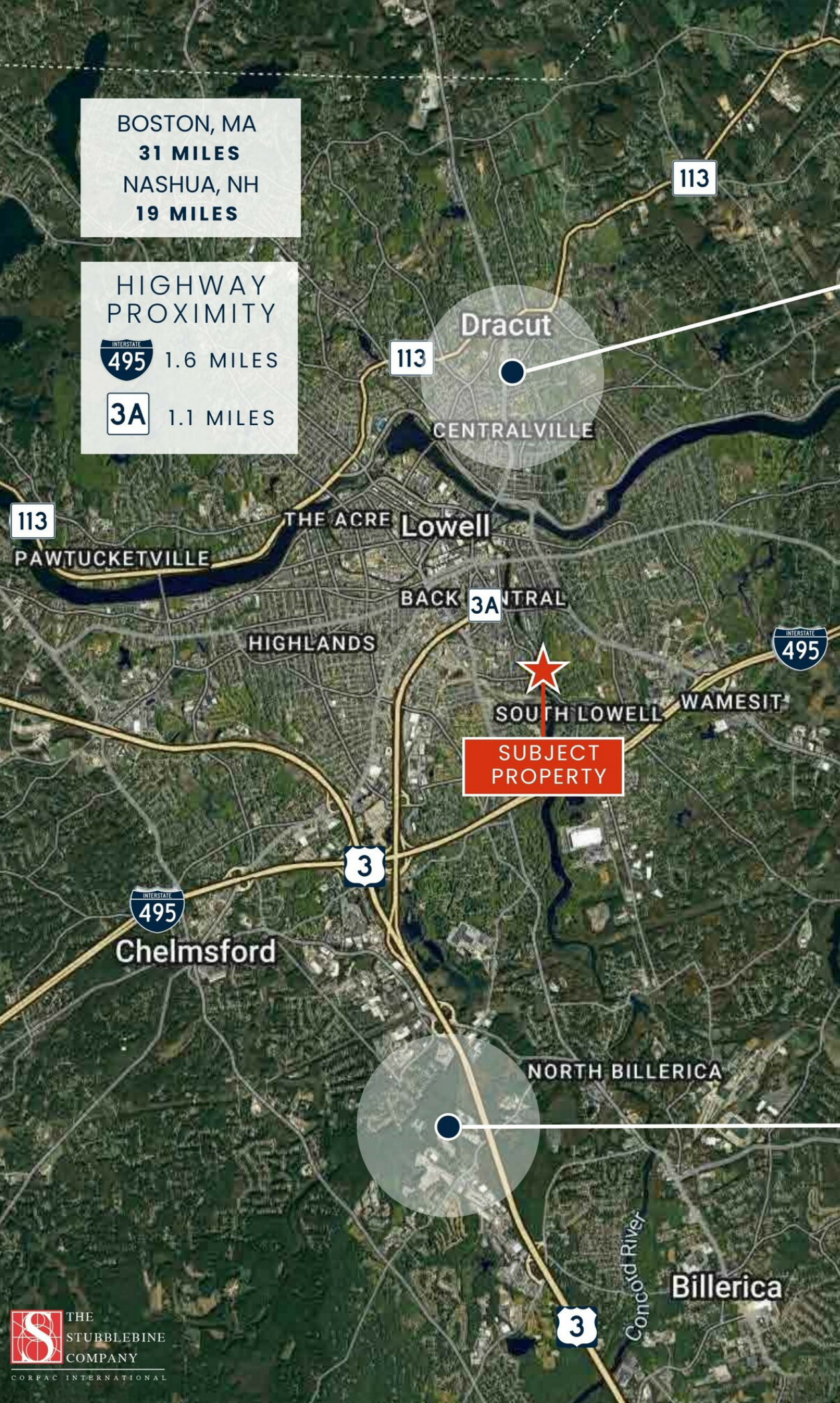


BOSTON, MA
31 MILES
NASHUA, NH
19 MILES

HIGHWAY
PROXIMITY

INTERSTATE
495 1.6 MILES

3A 1.1 MILES



Dakota
MAJILITE
ExtraSpaceStorage.



WILKIE
MAKE EXTRAORDINARY HAPPEN



CUBESMART[®]
self storage



THE MINI
STORAGE CENTER

ThermoFisher
SCIENTIFIC



Accutronics

ANALOG
DEVICES

SUNS[®]



CURTI
CO-ENGINEERING

Segue



90.1 BOLT STREET

LOWELL, MA

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