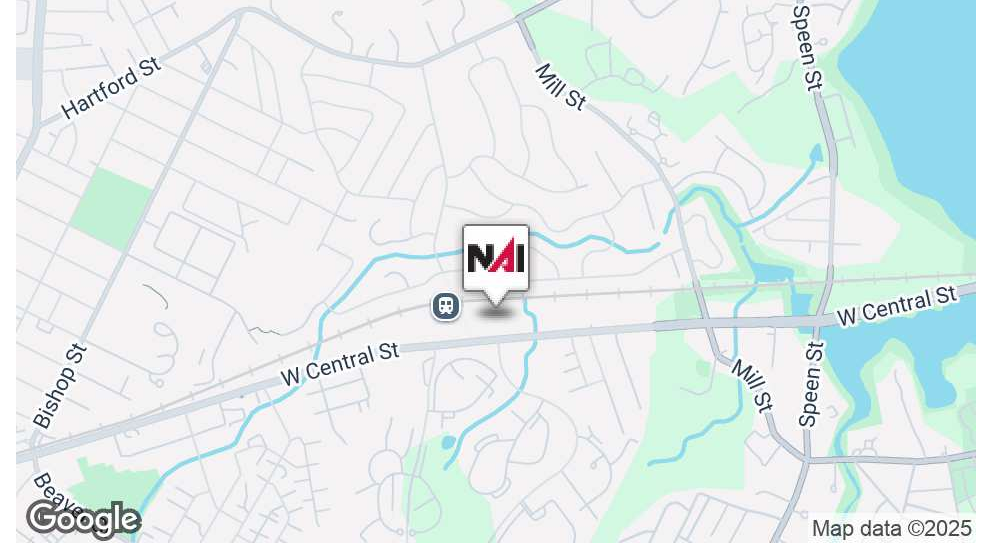


For Lease
6,000 SF | Negotiable
Industrial Space



Offering Summary

Lease Rate:	Negotiable
Building Size:	44,950 SF
Available SF:	6,000 SF
Lot Size:	2.5 Acres
Year Built:	1960
Zoning:	LC

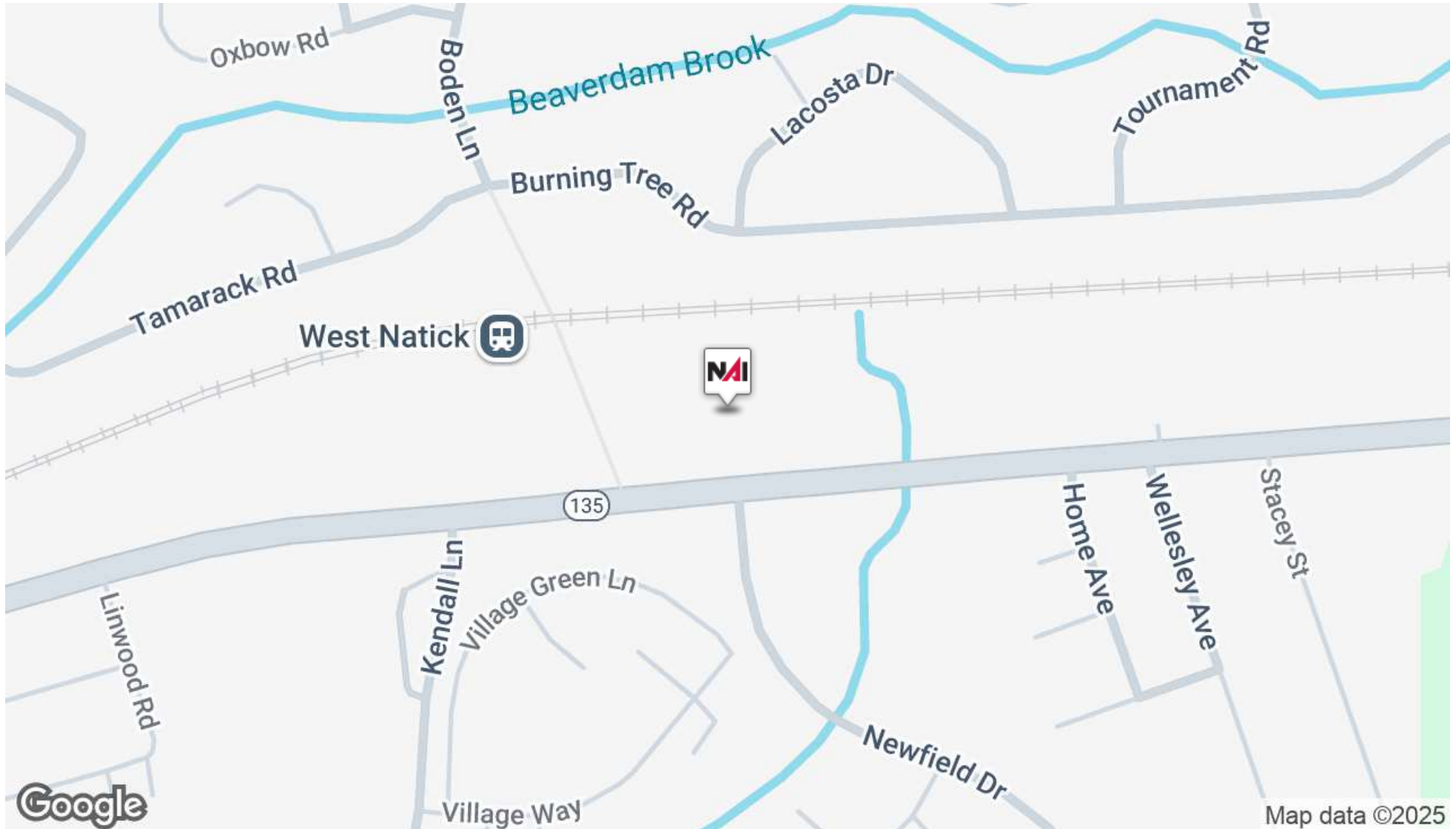
Property Overview

Discover the ideal space for your business at 245 W Central St, Natick, MA, right next to the West Natick train stop. This attractive property offers modern amenities, flexible floor plans, and ample parking, providing a versatile solution for your commercial needs. With high visibility and convenient access from major roadways, this property presents an excellent opportunity to establish your presence in a prime business location.

Property Highlights

- - Modern amenities and fixtures
- - Flexible floor plans for customizable layouts
- - Ample parking for employees and visitors
- - High visibility from major roadways
- - Convenient access to West Natick train stop
- - Well-maintained interior

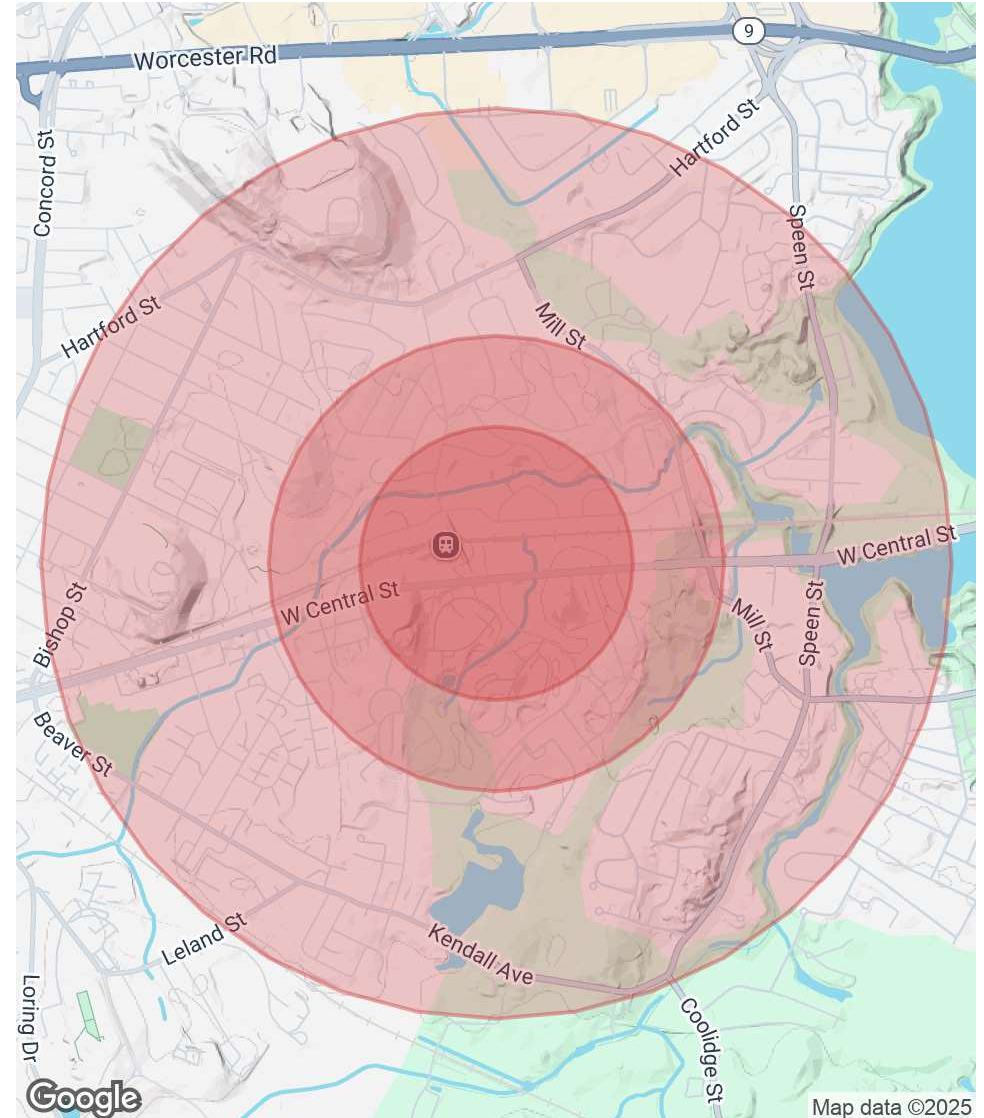
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Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	1,075	4,391	17,331
Average Age	38	40	39
Average Age (Male)	38	39	37
Average Age (Female)	39	41	40
Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	486	1,959	6,981
# of Persons per HH	2.2	2.2	2.5
Average HH Income	\$143,935	\$140,998	\$110,599
Average House Value	\$524,100	\$564,198	\$554,043

Demographics data derived from AlphaMap



For Lease
6,000 SF | Negotiable
Industrial Space



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