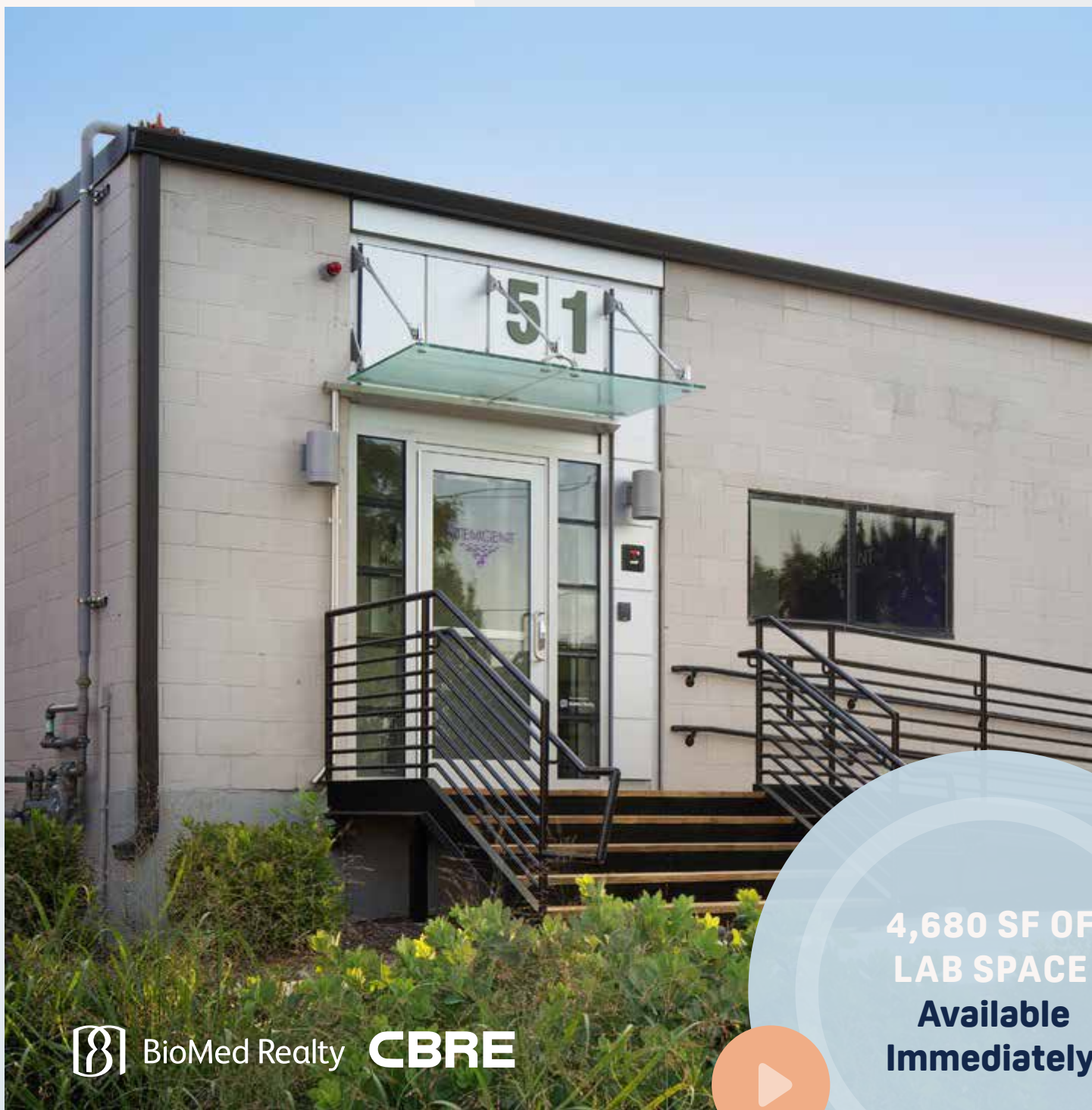


51 Moulton Street

CAMBRIDGE, MA



BioMed Realty

CBRE

**4,680 SF OF
LAB SPACE
Available
Immediately**



51 Moulton

BioMed Realty and CBRE are pleased to present the availability of 4,680 SF of existing lab space at 51 Moulton Street within Fresh Pond Research Park in Cambridge, Massachusetts. This building is conveniently located near Route 2 and the Alewife MBTA Red Line.

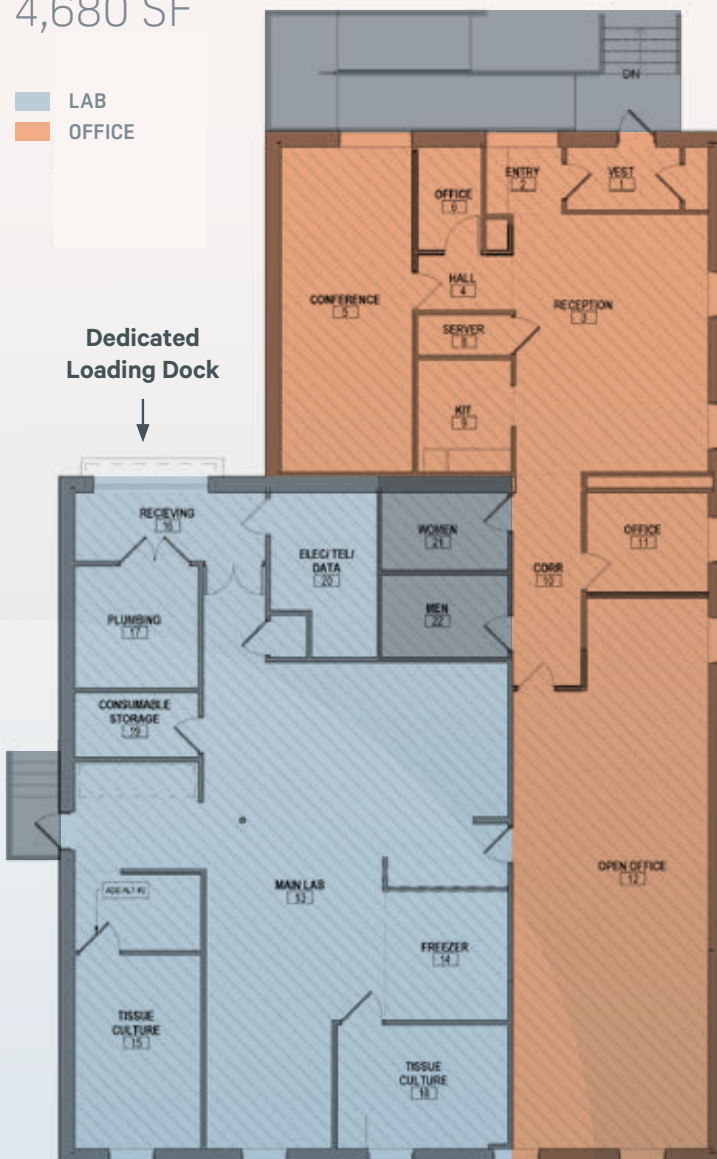
First Floor

4,680 SF

LAB
OFFICE

51 Moulton Tenant Entrance

Dedicated
Loading Dock



BUILDING SPECIFICATIONS

PARKING

2.0/1,000 SF

CLEAR HEIGHTS

Office: 8'6" - 9'5"

Lab: 9'6"

Loading Area: 11'1" (Slab to Lights)

FLOOR LOAD CAPACITY

100/SF estimated

PH NEUTRALIZATION

Dedicated pH Neutralization Tank

POWER

277/480V, 3 phase

HVAC SYSTEM

Lab: One RTU = 10,500 CFM of 100% Outside Air

Office: Three RTUs = 3,660 CFM

STAND-BY POWER

One 50kw Rooftop Back-Up Generator

AMENITIES

Shuttle to Alewife

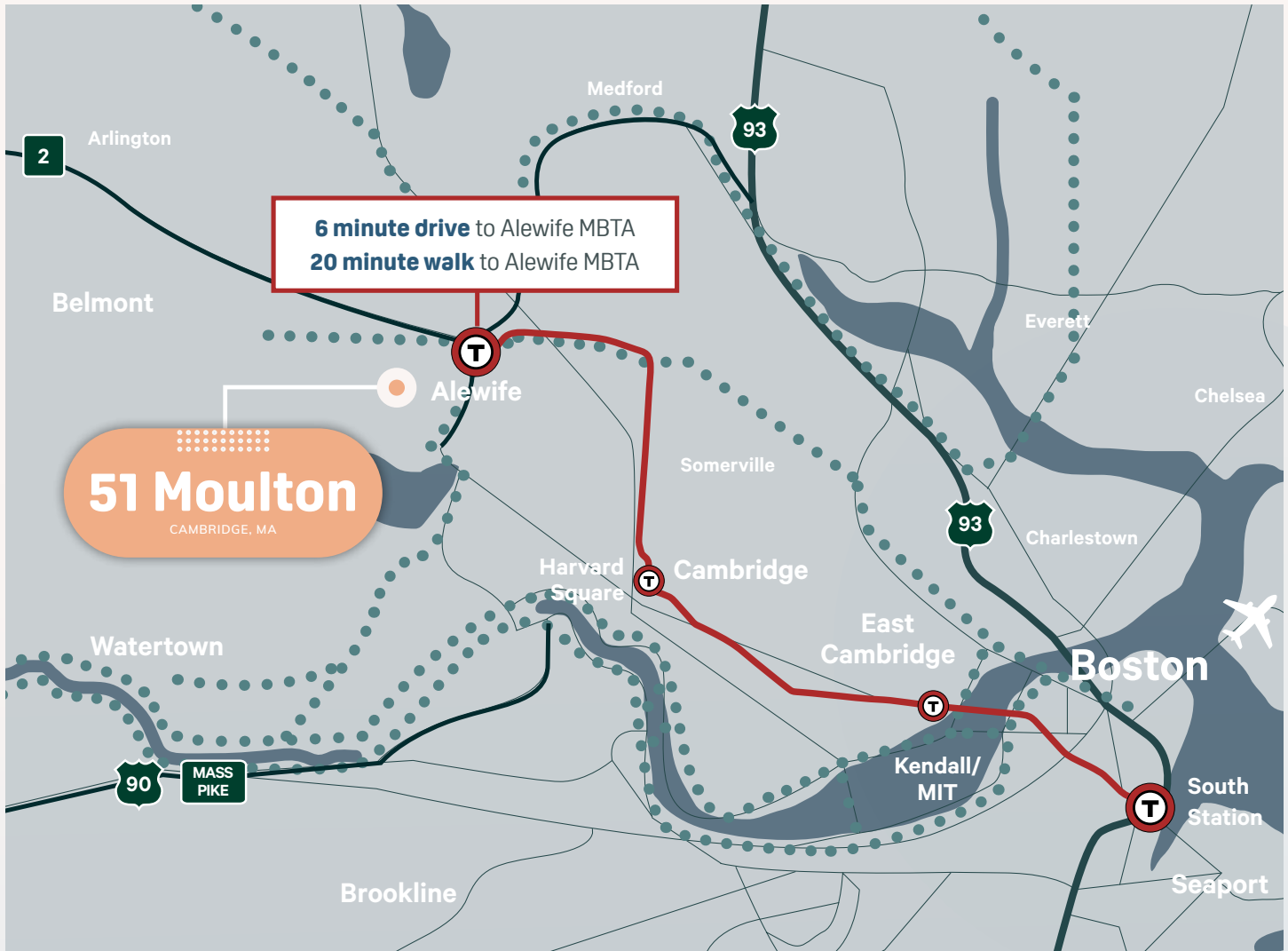
Amenities Map



About BioMed Realty

BioMed Realty, a Blackstone portfolio company, is a leading provider of real estate solutions to the life science and technology industries. BioMed owns and operates highquality life science real estate comprising 16.3 million square feet concentrated in leading innovation markets throughout the United States and United Kingdom, including Boston/Cambridge, San Francisco, San Diego, Seattle, Boulder and Cambridge, UK. In addition, BioMed maintains a premier development platform with 2.5 million square feet of Class A properties in active construction to meet the growing demand of the life science industry.

Access & Transportation



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