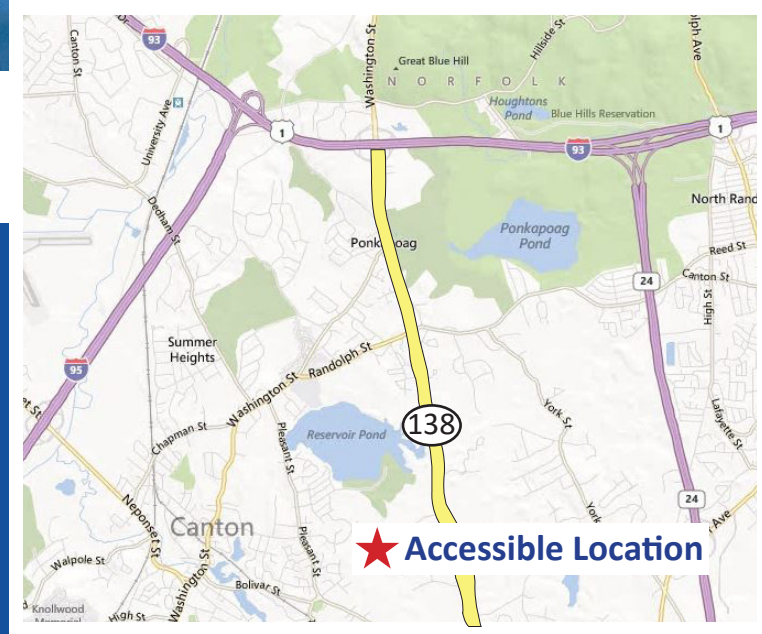




- LOCAL AMENITIES**
- RESTAURANTS:**
- 1 Trillium Brewing Company
 - 2 Alfredo's Restaurant
 - 3 Mai Place
 - 4 D'Angelo Grilled Sandwiches
 - 5 Grand Slam Deli
 - 6 Dunkin'
 - 7 Polpetto's Cafe
 - 8 Crisp Canton
- LODGING:**
- 9 Homewood Suites by Hilton Courtyard Boston
- SERVICES:**
- 10 Answer is Fitness
 - 11 Bank of Canton
 - Bank of America
 - Visions Salon
 - Hair Cuttery
 - Prime Cleaners
 - 12 Inspire Canton
 - 13 Primrose School
 - 14 Prestige Gas/Car Wash
 - 15 Wampatuck Country Club
 - 16 Ponkapoag Golf Course



JOHNFLATLEY
Company

**For more information,
or to schedule a tour, please contact:**

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Direct 781.917.5306
Office 781.380.7731
thomas.maregni@johnflatleyco.com

Corporate Headquarters | 45 Dan Rd, Suite 320, Canton, MA 02021 | 781.380.7731
www.johnflatleyco.com | info@johnflatleyco.com

JOHNFLATLEY
Company

CANTON CORPORATE PLACE
OFFICE SPACE FOR LEASE
1,997 - 30,760 SF



15-45 Dan Road | Canton, MA

Conveniently located only 2.5 miles from Exit 2 on Interstate I-93 (Route 128), 15-45 Dan Road is a first-class, three-story office building located within Canton Commerce Center. This 278,922 SF complex is located on 20 acres with ample parking for all tenants and offers many unique on-site amenities including a full-service café, fitness center, and conference center. Dan Road is surrounded by a broad array of retail, restaurant, and entertainment amenities.



Building Specifications:

TOTAL BUILDING AREA:
278,922 SF

ELEVATORS:

Two (2) hydraulic, 2,500-lb passenger elevators.
One (1) hydraulic, 3,000-lb freight elevator located in the multi-level portion of 45 Dan Road.

SEWER & WATER:
Town of Canton

ELECTRIC:
Eversource

GAS:
Bay State Gas

FIBER:
Verizon & AT&T

PARKING:
4.0 spaces per
1,000 SF

POWER:
Two (2) separate
electrical services of 2500
Amps, 277/480 Volt,
3-Phase.

HVAC:
60 gas-fired
rooftop units.

Availabilities:

45 Dan Road:	
Suite 110:	5,187 SF
Suite 130:	3,212 SF
Suite 140:	3,434 SF
Suite 210:	30,760 SF
Suite 250:	3,756 SF
Suite 270:	1,997 SF
Suite 340:	7,642 SF
Suite 350:	14,285 SF

AMENITIES:

- On-site cafeteria
- Fitness center
- ATM
- Conference center
- Locker rooms with showers
- Outdoor seating area
- Covered parking

Floor Plans:

AVAILABLE

LEASED

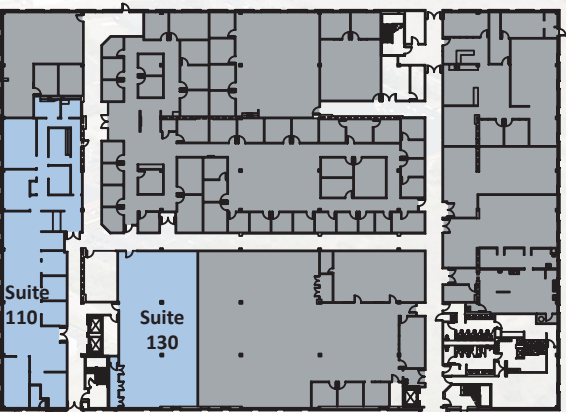
3rd Floor



2nd Floor



45 Dan Road
1st Floor



15 Dan Road
1st Floor

