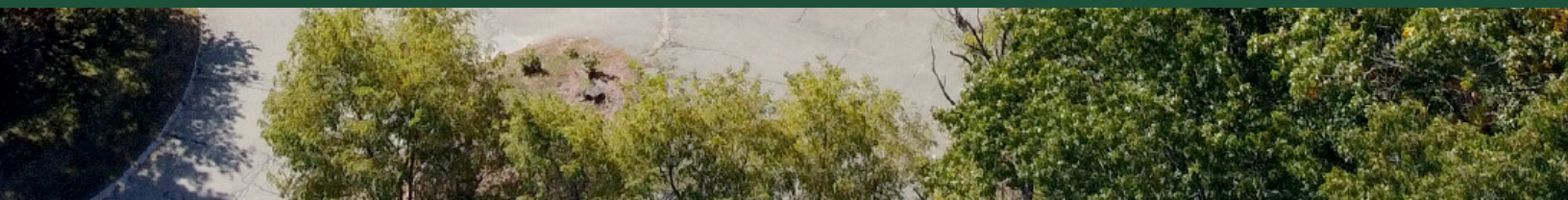


100 *CONCORD, MA* DOMINO DRIVE



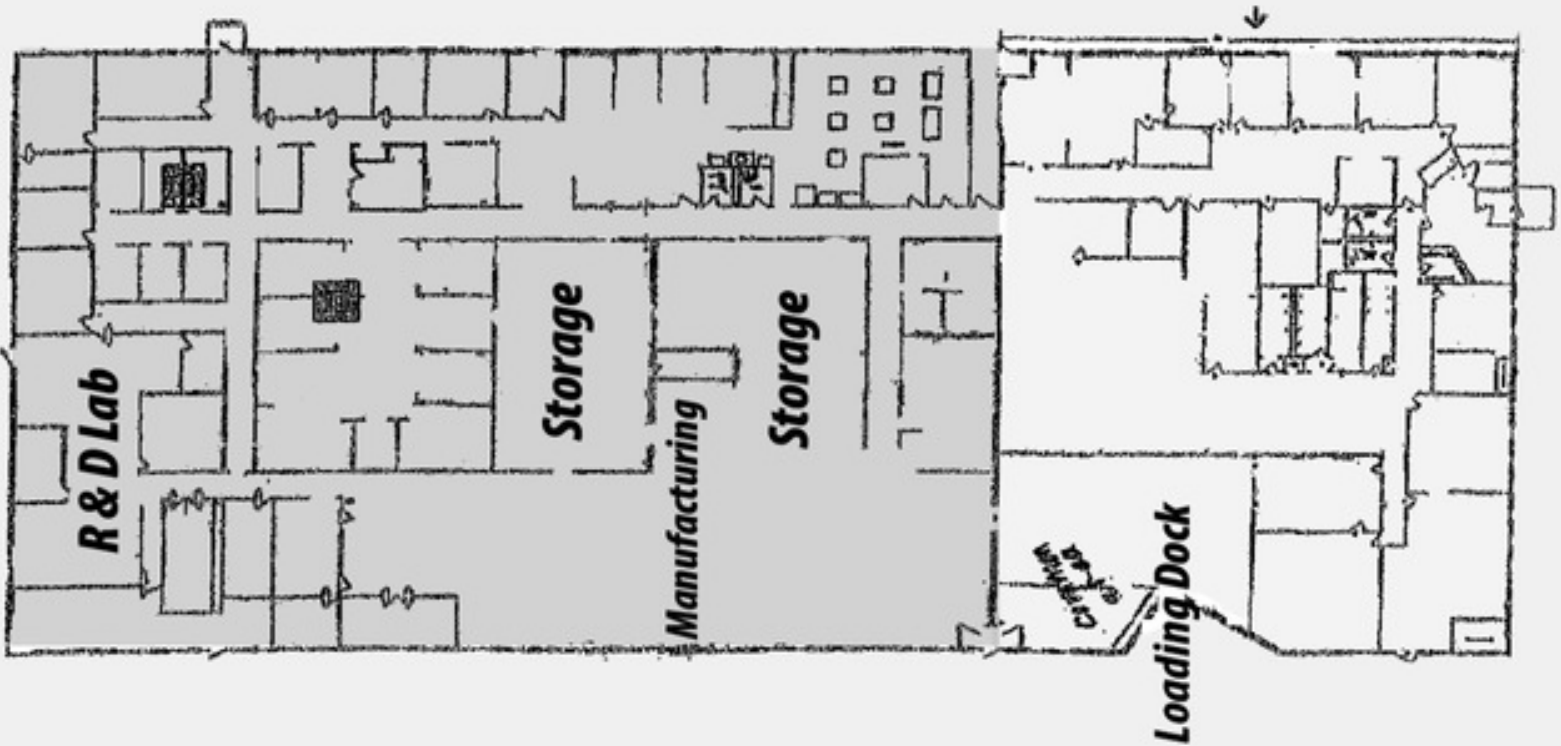
COMMERCIAL
O'BRIEN
PROPERTIES, INC.

34,800 SF Building Available
3-5.33 Acres Zoned Industrial



SUMMARY / SPECIFICATIONS

100 DOMINO DR CONCORD, MA



PROPERTY DESCRIPTION

100 Domino Drive, is a 34,800 square foot flex building with all utilities located on 2 Parcels making up 5.33 acres of industrial zoned land in a master planned industrial park with major expansion available. The building is conveniently located 1.8 miles from route 2, 8.2 miles from I-495, and 8.6 miles from I-95, making it easily accessible from any direction. The building has one (1) drive up loading dock and is industrially zoned. The parcel that the existing building lies on is made up of 2.18 acres and the additional parcel is 3.15 acres that can be developed into a 30,000 - 40,000 industrial building.

PROPERTY HIGHLIGHTS

- TOTAL SIZE: 34,800 SF
- TYPE: 3 Star Flex Building
- LAND: 3-5.33 Acres
- ZONING: Industrial
- STORIES: One (1)
- CONSTRUCTION: Reinforced Concrete
- LOADING: One Loading Dock (1)
- PARKING: 110 Spaces
- CEILINGS: 15'3"
- HEATING: Natural Gas
- WATER/SEWER: Town of Concord
- NATURAL GAS: National Grid
- POWER: 1,600a, 120/208v/3-Phase
- COLUMNS: 25' x 30'
- SPRINKLERS: Wet System
- HVAC: 100% 12 Gas Fired Rooftop Units

OFFERING SUMMARY

Current Spaces:	2
Available SF:	34,800 SF
Lot Size:	3-5.33 Acres

ERIC O'BRIEN

President
eric@obriencommercial.com
Mobile: 978.369.5501

KEITH GURTNER

Senior Consultant
keith@obriencommercial.com
Mobile: 978.346.3098

PROPERTY / LOCATION

100 DOMINO DR CONCORD, MA



ERIC O'BRIEN
President
eric@obriencommercial.com
Mobile: 978.369.5501

KEITH GURLER
Senior Consultant
keith@obriencommercial.com
Mobile: 978.346.3098

COMMERCIAL
O'BRIEN
PROPERTIES, INC



100 DOMINO DRIVE

CONCORD, MA



ERIC O'BRIEN
President
Mobile: 978.369.5501
eric@obriencommercial.com



KEITH GURTLER
Senior Consultant
Mobile: 978.346.3098
keith@obriencommercial.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.