

**405 MAPLE STREET
MARLBOROUGH, MA**

FOR LEASE



FLEX/STORAGE SPACE FOR LEASE

A highly accessible and visible flex/storage location located on Route 85, 405 Maple Street offers excellent functionality for a range of industrial and retail purposes. The property features ample parking and has served as home to several electrical, plumbing, and lighting suppliers over the years.

AVAILABLE: 5,000 - 7,500 SF

BUILDING SIZE: 27,000 SF

LOT SIZE: 1.35 ACRES

ZONING: COMMERCIAL AUTOMOTIVE

CEILING HEIGHT: 12'

POWER: 400 AMPS, 208 VOLTS, 3 PHASE

- CONVENIENTLY LOCATED ON ROUTE 85
- LOCAL OWNERSHIP
- UTILITIES PROVIDED BY NSTAR, CITY WATER AND SEWER

LEASE RATE: \$9.00/SF NNN

R.W. HOLMES
COMMERCIAL REAL ESTATE

FOR MORE INFORMATION PLEASE CONTACT: CRAIG JOHNSTON
CJOHNSTON@RWHOLMES.COM
(508) 651-9022

R.W. HOLMES COMMERCIAL REAL ESTATE 321 Commonwealth Road, Suite 202, Wayland, MA. 01778 (508)655-5626

All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof and is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

PROPERTY PHOTOS



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