

FOR LEASE

OFFICE/MEDICAL SPACE

±5,000-26,450 SF

313 SPEEN STREET

Natick, MA



PROPERTY OVERVIEW

313 Speen Street is a ±59,453 SF classic, brick and ribbon window building offering office/medical space for lease in Natick, Massachusetts. Situated approximately 20 miles west of Boston, 313 Speen Street is less than a mile off I-90 (Mass Pike) at Exit 13, directly across from the Natick Mall, one of New England's premier enclosed regional malls. The property is situated at a signalized intersection at the junction of Route 9, providing immediate access to the area's rich amenity base.

+ New capital improvements

+ Adjacent to numerous amenities

+ Located at Exit 13 off the Massachusetts Turnpike

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PROPERTY FEATURES

+ Available Space:

- ±5,000-26,450 SF (second floor)

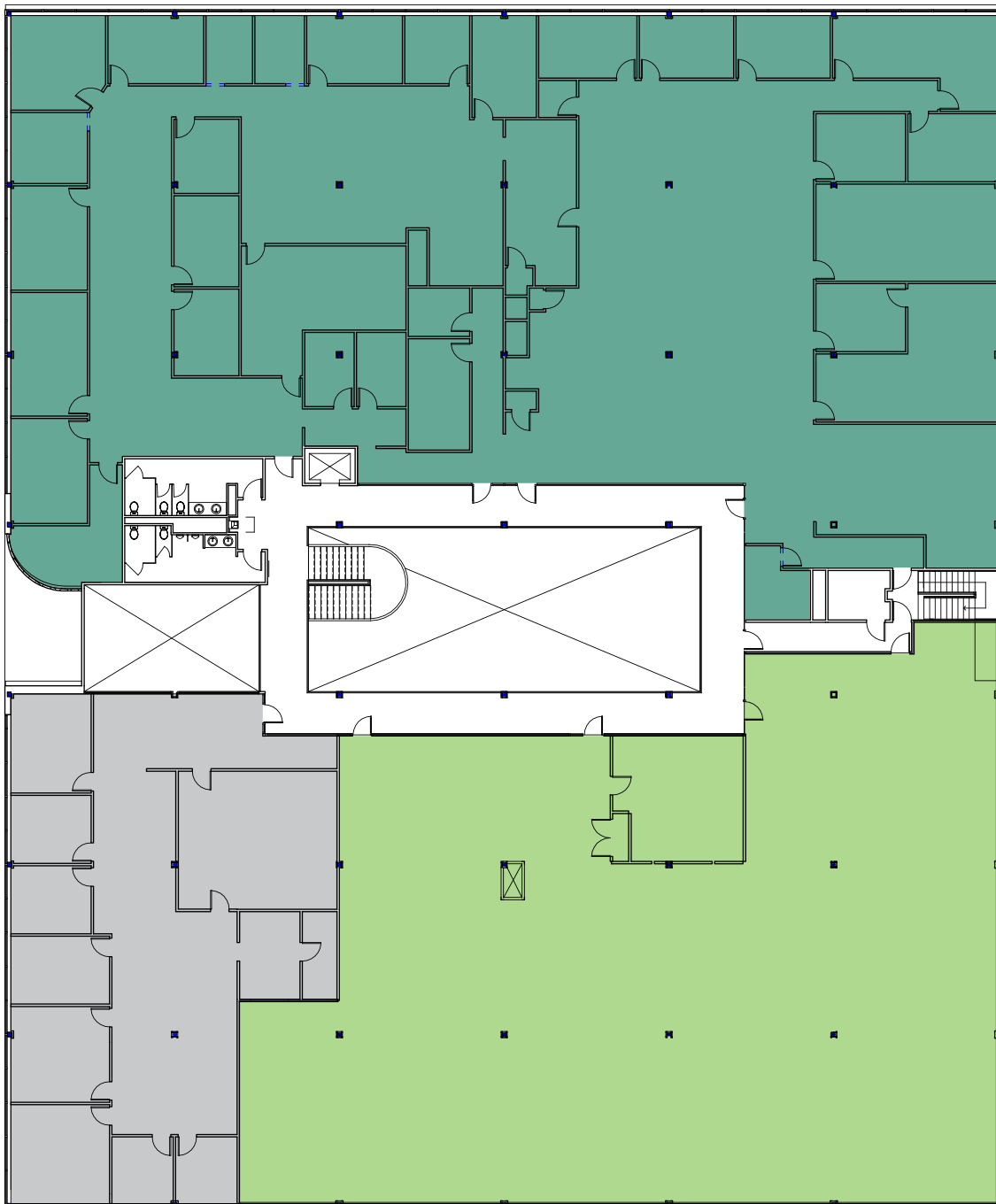
+ Capital Improvements:

- New roof
- New HVAC units
- Renovated lobby and common areas including new tile carpet, paint, ceilings, skylights and furniture
- New exterior and interior signage
- New sidewalk surrounding the building with a direct connection (signalized crosswalk) to the Natick Mall
- New landscaping
- New entrances



FLOOR PLAN

AVAILABLE SPACE:



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