

FOR LEASE | 60 PLEASANT STREET, ASHLAND, MA



~~10,000± SF - High Bay Warehouse -~~ **LEASED**
~~5,000± SF - Office -~~ **LEASED**
14,602± SF - High Bay Warehouse
4,000± SF - Enclosed, Loading Bay Area
16,000± SF - Flex/Storage

Features: 21' Ceiling Heights, Fully Air-Conditioned

For more information or to schedule a private tour please contact the exclusive agents:

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PCG PARSONS
COMMERCIAL
GROUP

FOR LEASE

60 PLEASANT STREET ASHLAND, MA



Under New Ownership - 60 Pleasant Street is a 73,475± SF first class industrial warehouse building on 4.16± acres. The property features 21' ceiling heights, fully air conditioned, four (4) interior loading docks located in the heart of the MetroWest corridor. The building is ideal for a variety of users and is located just a half mile from the MBTA.

60 Pleasant Street offers a great opportunity for tenants seeking first class industrial amenities at competitive rates in the MetroWest market. The property is located close to the Mass Pike and Route 9. Minutes from Route 495 and 40 minutes to Boston. Ashland offers an ideal location between Boston and Worcester.

Available Spaces:

- 10,000± SF - High Bay Warehouse - **LEASED**
- 5,000± SF - Office - **LEASED**
- 14,602± SF - High Bay Warehouse
- 4,000± SF - Enclosed, Loading Bay Area
- 16,000± SF - Flex/Storage

Features:

- Under new ownership - owner occupied building.
- Heavy Power - 2,000 AMP, 480/277 Volt, 3 Phase
- Great opportunity for warehouse users requiring high ceiling heights, ample power and storage.
- 60 Pleasant Street in Ashland offers a cost effective alternative to pricier, adjacent markets.
- Join leading companies! Kidde Fenwal, Solar Flair, Fastenal, Terumo, Schlenk, MatTek, On Process Technology, Amcor, Mass Bay Community College.
- Pleasant Street is the designated truck route through Ashland to access all major highways.

We obtained the information above from sources we believe to be reliable and every effort has been made to furnish the most accurate information available on this property. However, all statements and conditions herein are subject to errors, omissions, changes or removal from the market without notice. Any drawings or plans are for illustrative purposes only and may not be to scale. Conditions may have changed since drawing or plan was produced.

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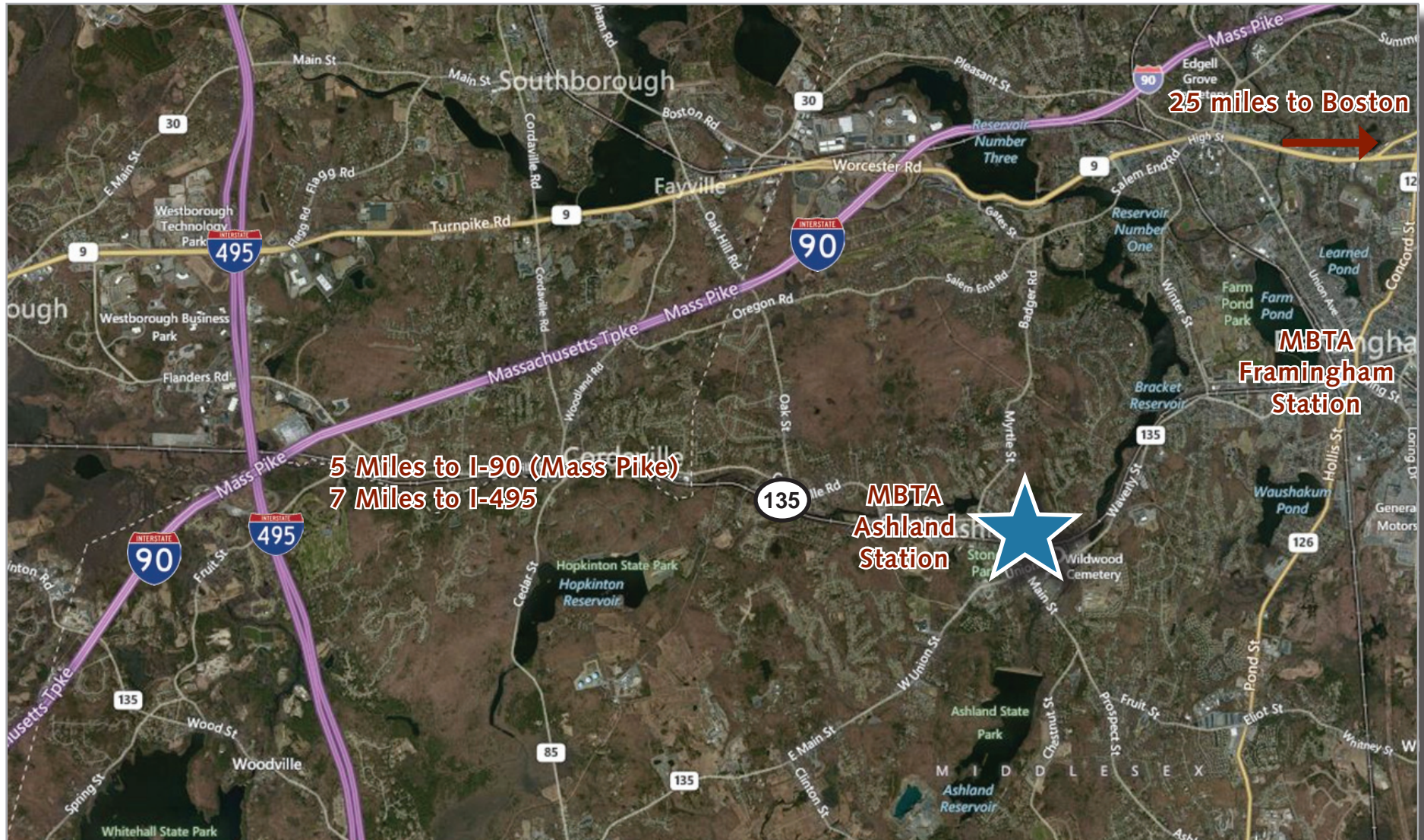
Building Specifications:

Total Building Size:	73,475± SF
Available Spaces:	10,000± SF - High Bay Warehouse - LEASED 5,000± SF - Office - LEASED 14,602± SF - High Bay Warehouse 4,000± SF - Enclosed, Loading Bay Area 16,000± SF - Flex/Storage
Land Size:	4.16± acres
Year Built:	1978; renovated in 1985
Ceiling Height:	21' clear (warehouse)
Loading:	4 covered tailboard loading dock with levelers
Column Spacing:	31' x 33' (approx.)
Floor:	6" concrete
Power:	2000 amp, 480/277 volt, 3 phase
HVAC:	Office and Warehouse fully air conditioned, gas heat
Sprinkler:	Wet system (main office, warehouse, loading)
Parking:	131 parking spaces
Water/Sewer:	Public water and sewer
Roof:	Tar and Gravel
Construction:	Steel frame with insulated metal panel facade, office area consists of brick facade.
Asking Rent:	Please call for details

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