



FOR SALE | INDUSTRIAL

64 BANNER ROAD

Berlin, MA 01503



LEASE OVERVIEW

LEASE PRICE:	\$8.00 SF NNN
BUILDING SIZE:	30,000 SF
LOT SIZE:	6.29 Acres
LOADING:	4 Drive-in Doors 2 Dock Height Doors
INCOME	\$145,700 Per Year
TAXES INSURANCE	\$24,500 YR \$7,000 YR
CEILING HEIGHT:	18.0 FT

PROPERTY HIGHLIGHTS

- Located just off Rt. 290 / 495
- 25,000SF leased
- 10,000SF leased to TAW's
- Located next to the Solomon Pond Mall
- Great opportunity for an owner/user



JAKE PARSONS
Senior Advisor
508.271.9223
jake.parsons@svn.com

MARCI ALVARADO
Senior Advisor
508.271.9219
marci.alvarado@svn.com

All SVN® Offices Independently Owned & Operated.
The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.

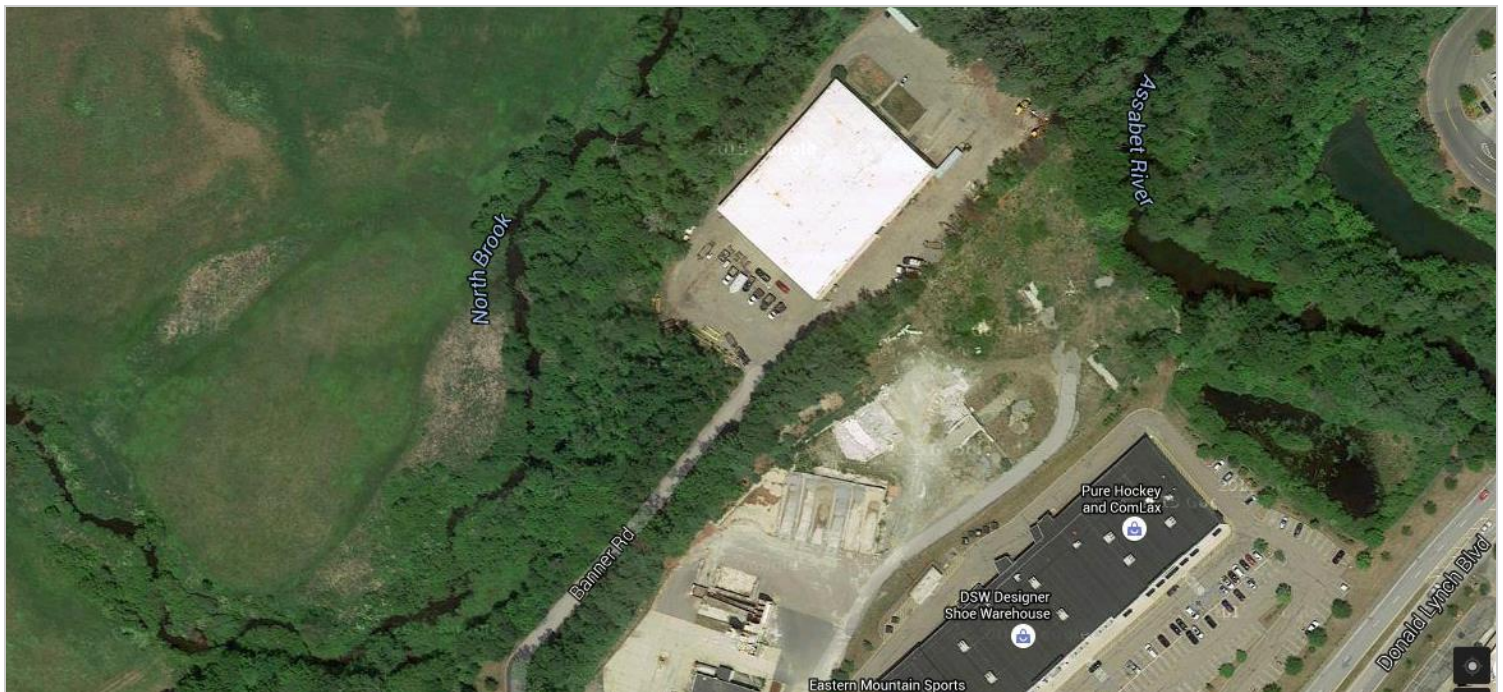
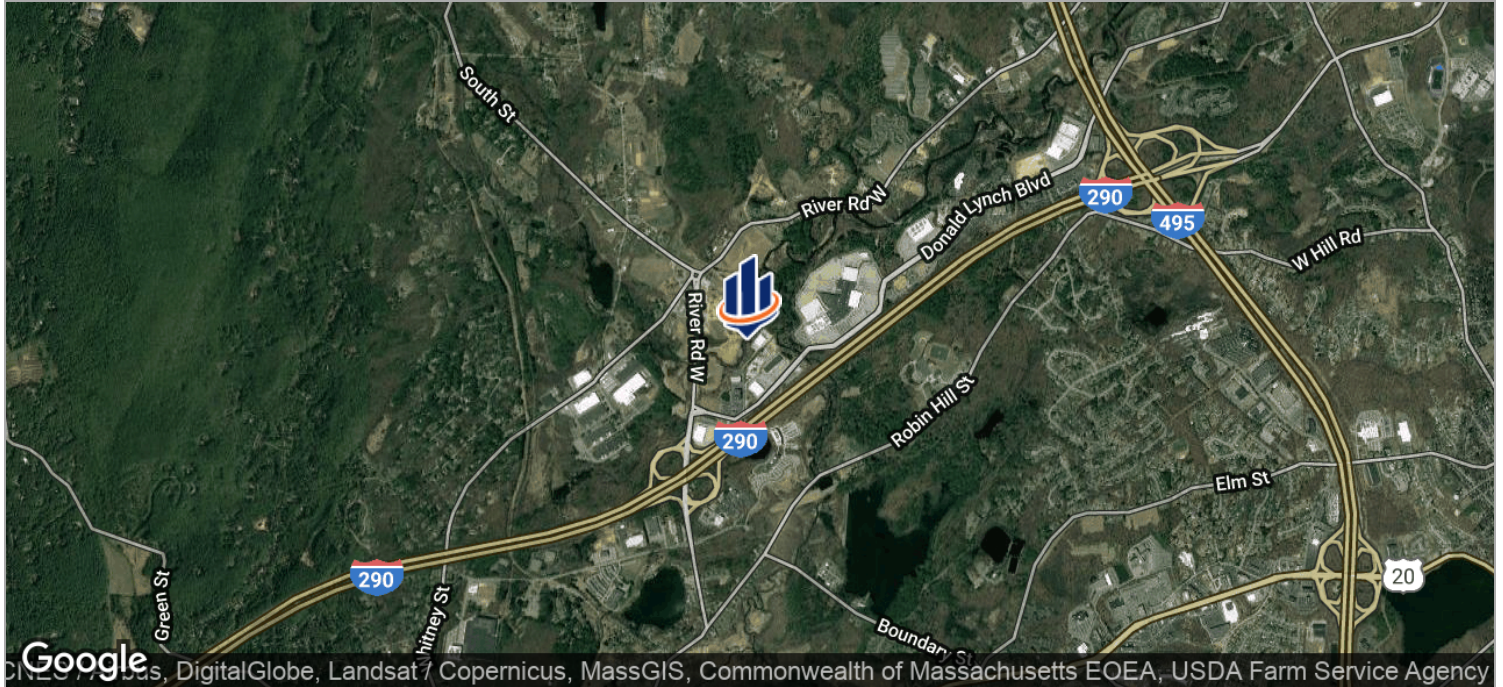
svnpcgboston.com



FOR LEASE | INDUSTRIAL

64 BANNER ROAD

Berlin, MA 01503



JAKE PARSONS
Senior Advisor
508.271.9223
jake.parsons@svn.com

MARCI ALVARADO
Senior Advisor
508.271.9219
marci.alvarado@svn.com

All SVN® Offices Independently Owned & Operated.
The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.