

1218 Main Street, Route 28, Chatham, MA, 02664

3,200+/- Prime Commercial / Retail Space for Lease in Chatham, Cape Cod



Contact Brad Kuhrtz at Commercial Realty Advisors at 508-862-9000 ext 118 and [bkuhrtz@comrealty.net](mailto:bkuhrtz@comrealty.net)

**Property Summary:**

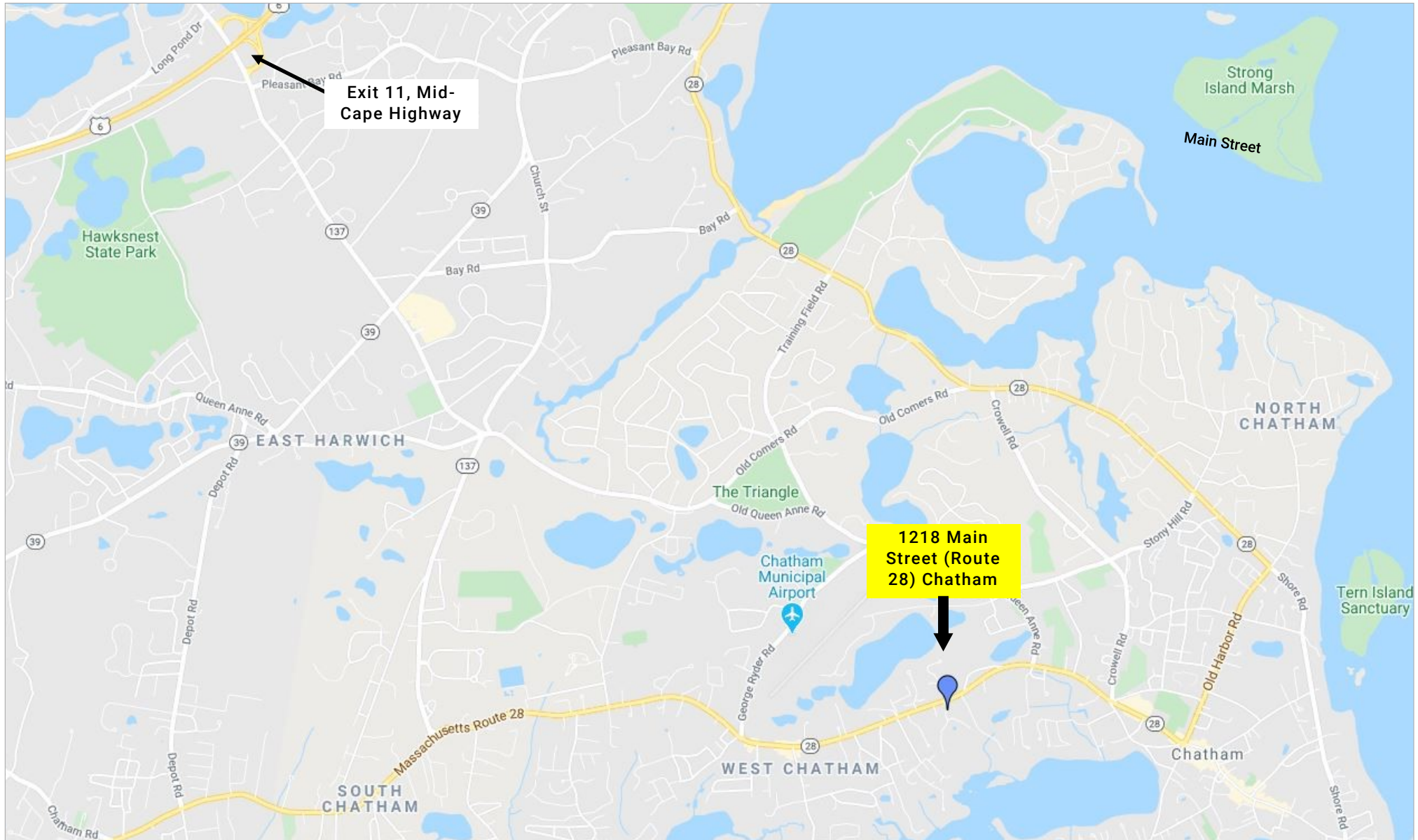
- The property features a bright, open floor plan of approximately 3,200 Sq. Ft.
- Excellent curb appeal and street-front visibility
- The first floor includes retail space, multiple storage areas and a rear office/employee area

For Lease at  
\$12/Sq. Ft. N-N-N



# 1218 Main Street, Route 28, Chatham, MA, 02664

## Property Map







### Commercial Realty Advisors' Disclaimer

This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information contained herein. Commercial Realty Advisors, Inc. and the agent presenting this opportunity represent the Seller / Lessor, and are neither architects, engineers, inspectors, accountants nor attorneys, and therefore all buyers / tenants must consult with their own architects, engineers, inspectors, accountants or attorneys as to financial, zoning, lot line, handicapped accessibility, flood plain, mechanical, structural, or environmental concerns. Buyer must verify all information and bears all the risk for inaccuracies. Referenced square footage and acreage and sketched outlines are approximate, and this information package is subject to change.



## Property Summary: 1218 Main Street, Route 28, Chatham, MA

The Property features a bright, open floor plan of approximately 3,200 Sq. Ft. with excellent curb appeal and street-front visibility.

- The first floor includes retail space, multiple storage areas and a rear office/employee area
- There is interior basement access for additional storage needs as well as a dock height shipping & receiving area off a quiet side street away from Route 28
- The space features gas forced hot air heat, the storage & retail area are centrally cooled

### Zoning:

- The space features gas forced hot air heat, the storage & retail area are centrally cooled
  - The property is connected to municipal sewer
  - Onsite parking is ample, with additional spots possible to the rear of the property
  - Tenant may utilize street front signage with prime exposure on Route 28
- The property is zoned GB-3 by the Town of Chatham. For permitted uses see Page 17, Town of Chatham Zoning Bylaws: <https://www.chatham-ma.gov/zoning-board-appeals/links/chatham-protective-zoning-bylaw-amended-annual-town-meeting-2016>





1218 Main Street, Route 28, Chatham, MA, 02664

Property Images

Commercial  
Realty Advisors

