



7 STUART ROAD

CHELMSFORD, MA

FOR LEASE | FLEX/LIGHT MANUFACTURING BUILDING: 10,100 SF AVAILABLE

- One (1) Tailboard Loading Docks
- 14' Clear Height
- Sub-dividable



THE
STUBBLEBINE
COMPANY

CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

54,000 SF Flex/Light Manufacturing Building: 10,100 SF Available

PROPERTY HIGHLIGHTS

- 14' Clear Height
- Less than 1 mile from Route 3
- 3 Loading Docks

OFFERING SUMMARY

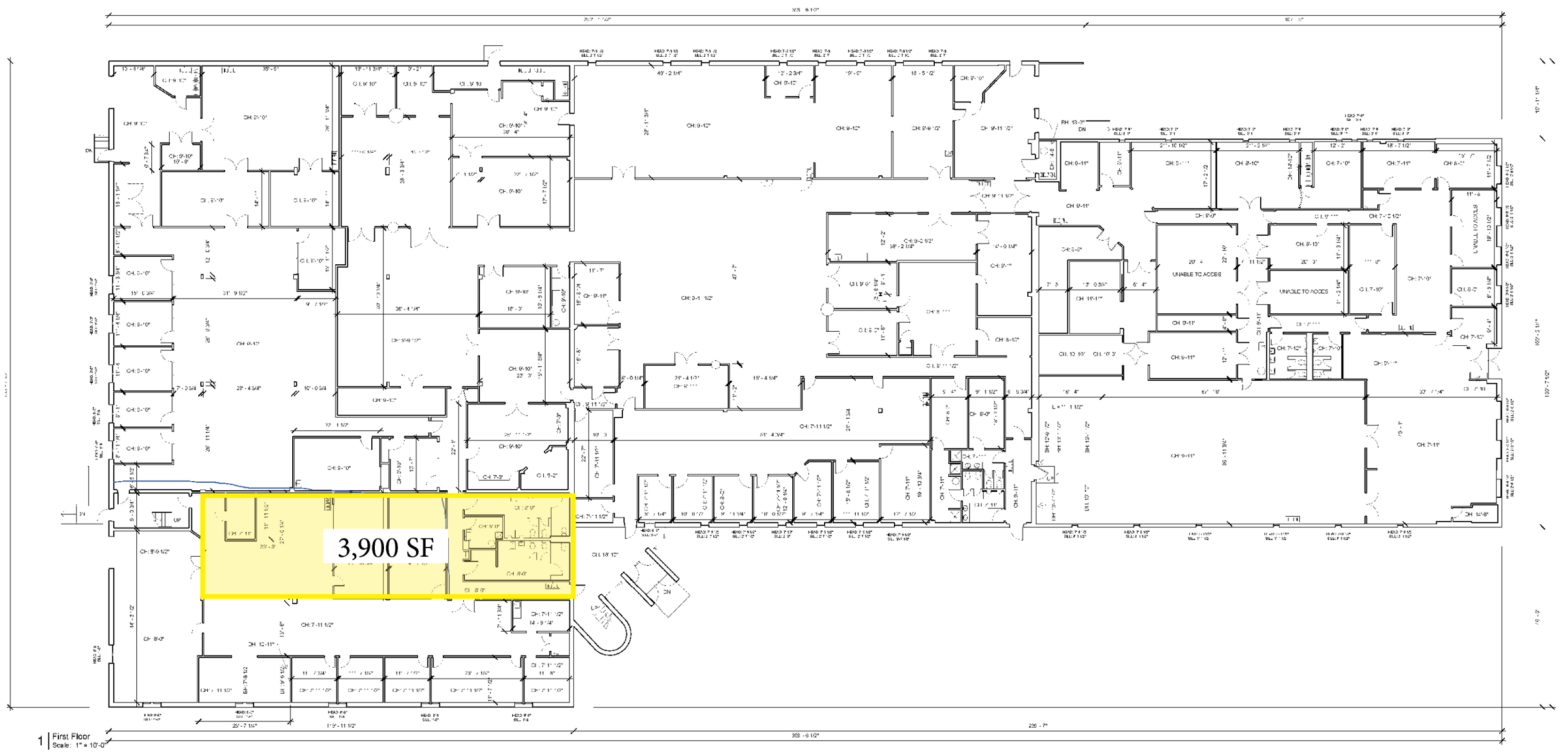
Lease Rate:	MARKET
Available SF:	3,900 - 6,200 SF
Lot Size:	4.8 Acres
Building Size:	54,000 SF
Power:	3,600 amps

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	21,098	72,133	163,601
Total Population	58,444	190,727	438,127
Average HH Income	\$112,921	\$98,399	\$124,685

ADDITIONAL PHOTOS



FLOOR PLANS



AERIAL MAP



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