

# 10 TECHNOLOGY DRIVE | PEABODY Clean Room/Flex Space For Lease



## PROPERTY HIGHLIGHTS

### 13,200 SF Clean Room/Flex Space

- Location provides immediate access to I-95/Rte 128 and is minutes from Rte 1 and I-93.
- Nearby amenities include hotels, restaurants, the Northshore Mall and Liberty Tree Mall.
- Available Immediately.

## 10 TECHNOLOGY DRIVE | PEABODY, MA

Available SF: 13,200 SF

Building Size: 51,000 SF

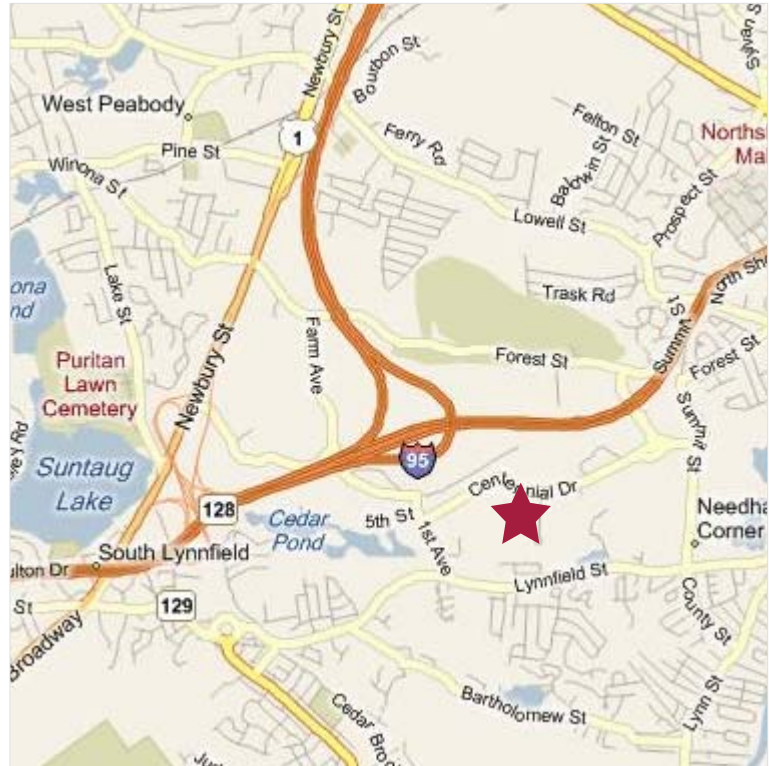
Available: Immediately

### Specifications:

- Built in 1980
- Office and cube space
- Parking 22+/- free surface spaces available
- 1 tailboard dock
- Gas heat
- Nitrogen plumbing
- Compressed air plumbing
- Heavy power
- Municipal water and sewer
- Ceiling height - 9'
- Clear height - 16'

### Clean Room Space:

- Hepper filter system in ceiling
- 20 ton HVAC unit
- Fan driven system
- Class 10,000 could be achieved
- 2 30-volt single phase outlets
- 1 large room at 30' x 70'
- 2 rooms at 25' x 25'
- 1 room at 25' x 14'



### To learn more, please contact:

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Commercial Real Estate Services, Worldwide.

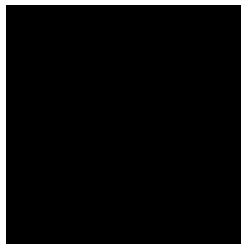
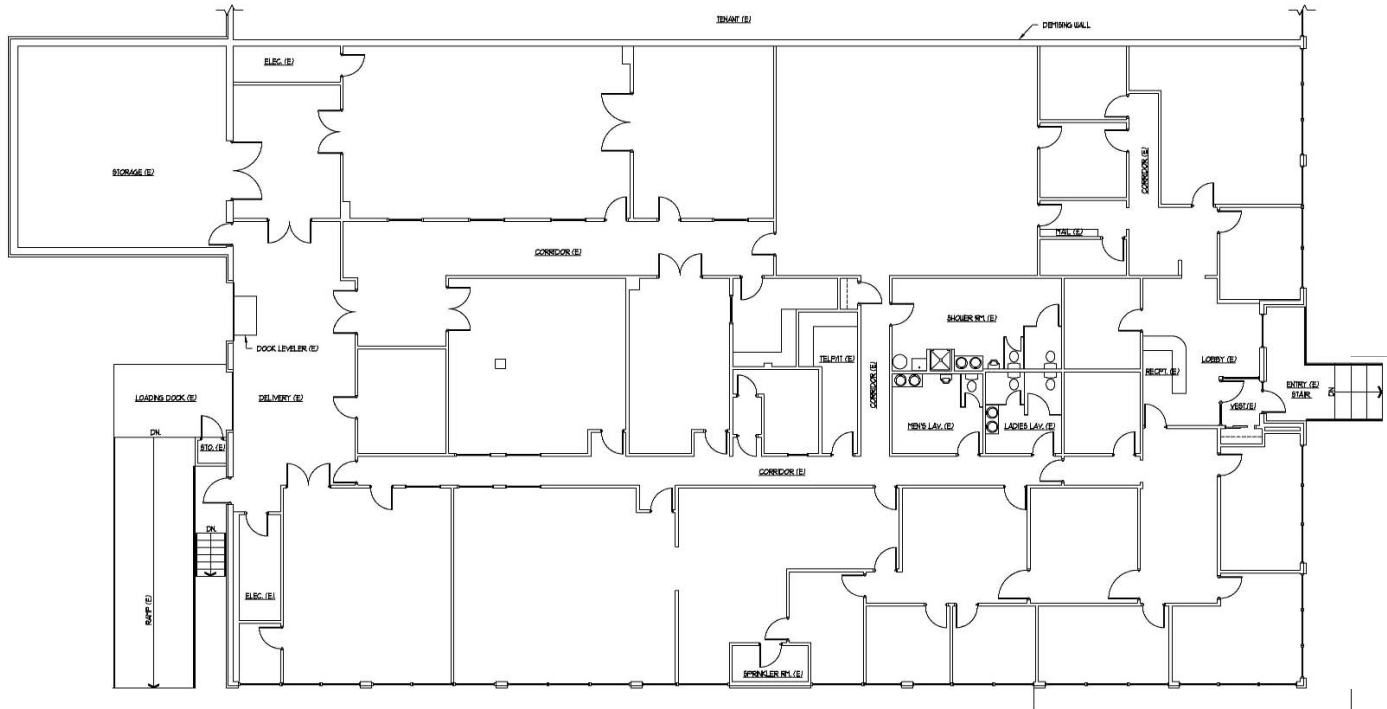
303 Congress Street | Boston, MA 02210 | 617 457 3400 | www.naihunneman.com

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### First Floor Plan



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