

210 RUSTCRAFT ROAD | DEDHAM, MA



Available for Lease
44,640 SF Industrial/Warehouse



Commercial Real Estate Services, Worldwide.

All information furnished regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale or lease, or withdrawal without notice.

contact information
Cathy Minnerly, Executive Vice President | 617 457 3334 | cminnerly@naihunneman.com

Steve James, Executive Vice President | 617 457 3263 | sjames@naihunneman.com

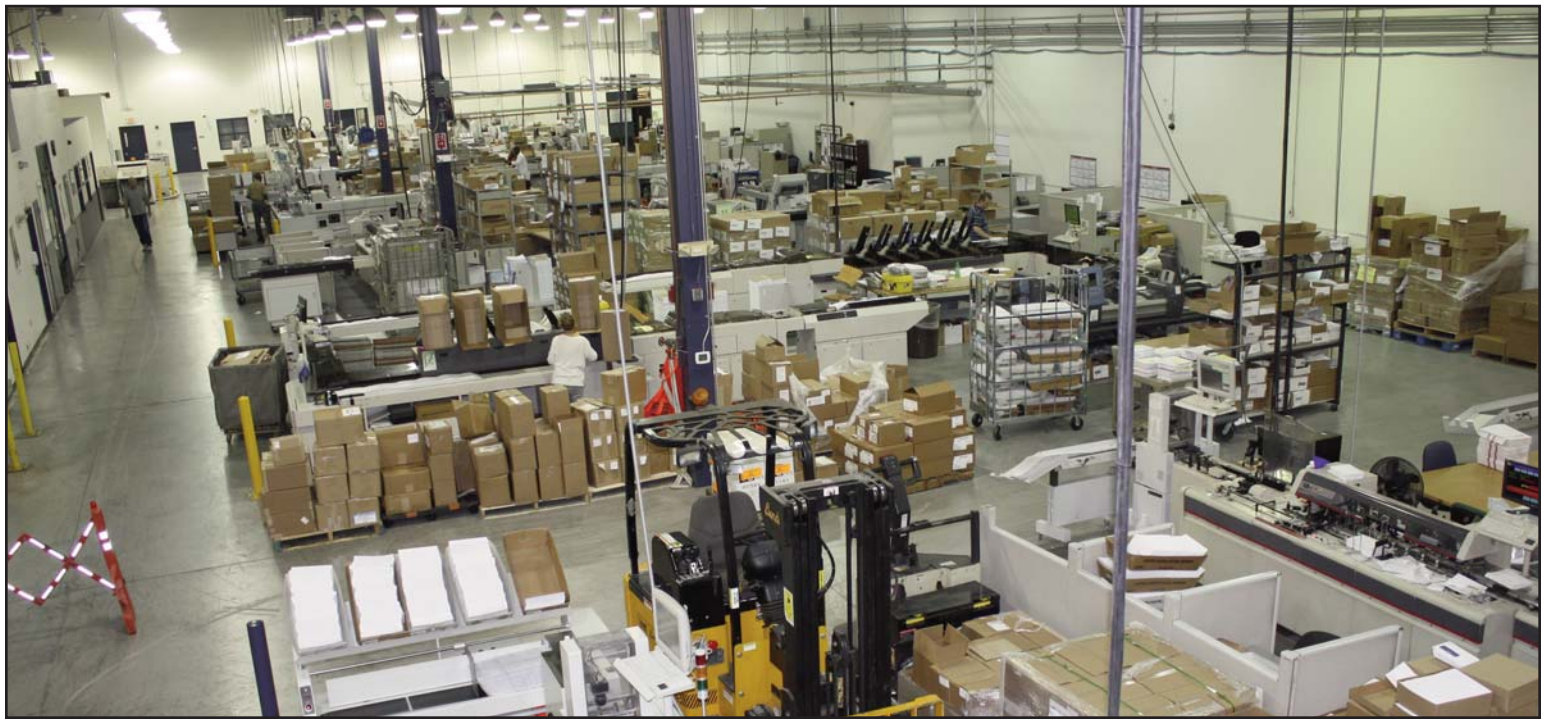
303 Congress Street | Boston, MA 02210 | 617 457 3400 | www.naihunneman.com

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44,640 SF Industrial/Warehouse Space

SPECIFICATIONS:

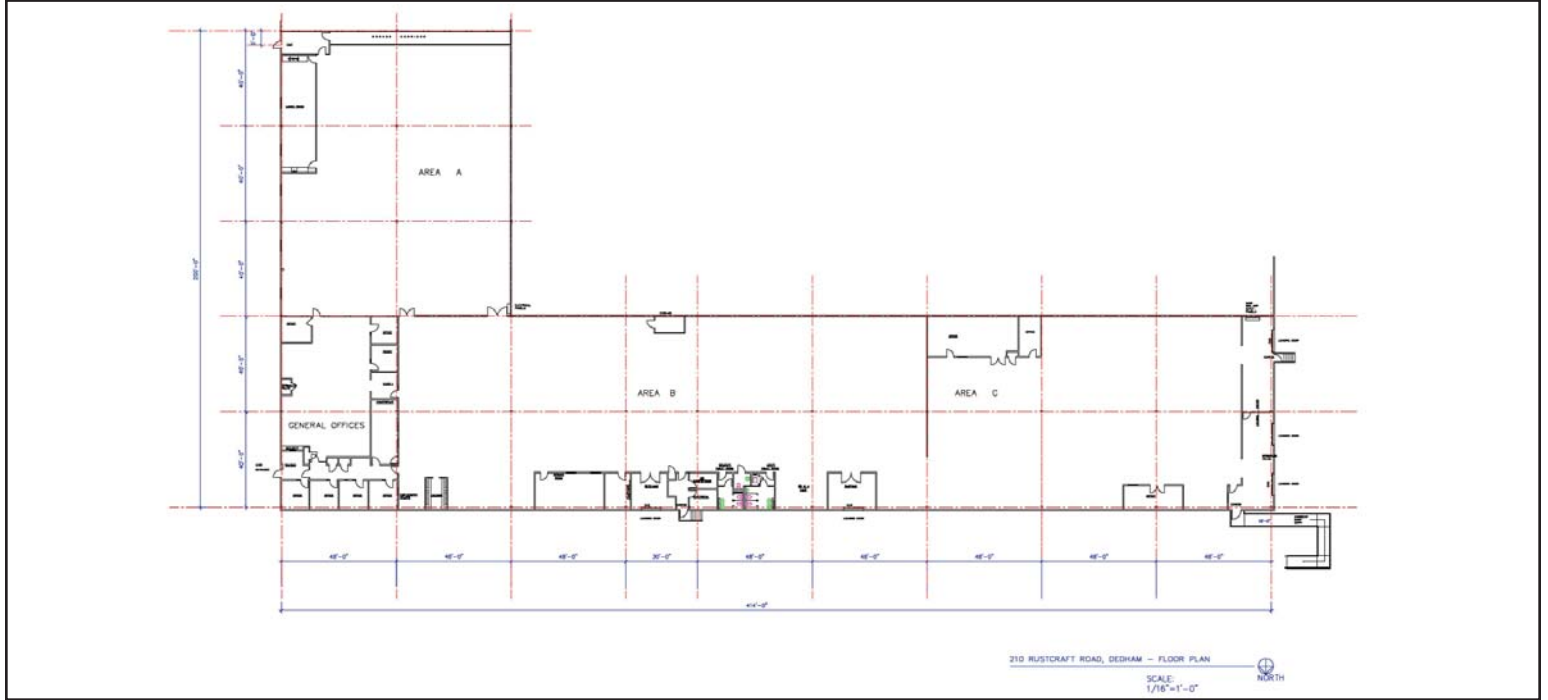
Air Conditioning:	Space is fully A/C	Roof	Membrane roofing
Available SF	44,640 SF with 3,750 SF office	Parking	4.00/1,000 SF (more available)
Property Type	Warehouse/Industrial	R.E. Tax	\$1.51/SF (FY 2011)
Building Size	500,000 SF	Column Spacing	48' x 40'
Year Built	1978,new mechanicals 2009	Clear Height	25'
Land Area	56.50 Acres	Available	May 2012
Zoning	Limited Manufacturing	Lease Rate	Negotiable
Construction	Masonry	Amenities	Hotels, restaurants, fitness centers, daycare, etc.
Utilities	Electricity NStar Gas NStar Water/Sewer Town Water/ Town Sewer	Location	Located less than one mile from the Rte 128 / Rte 1 interchange, with easy access to Rte 128, I-95 and the Mass Turnpike.
Loading	Six (6) tailboard docks with ability to add more	MBTA Stop	1/4 mile away.



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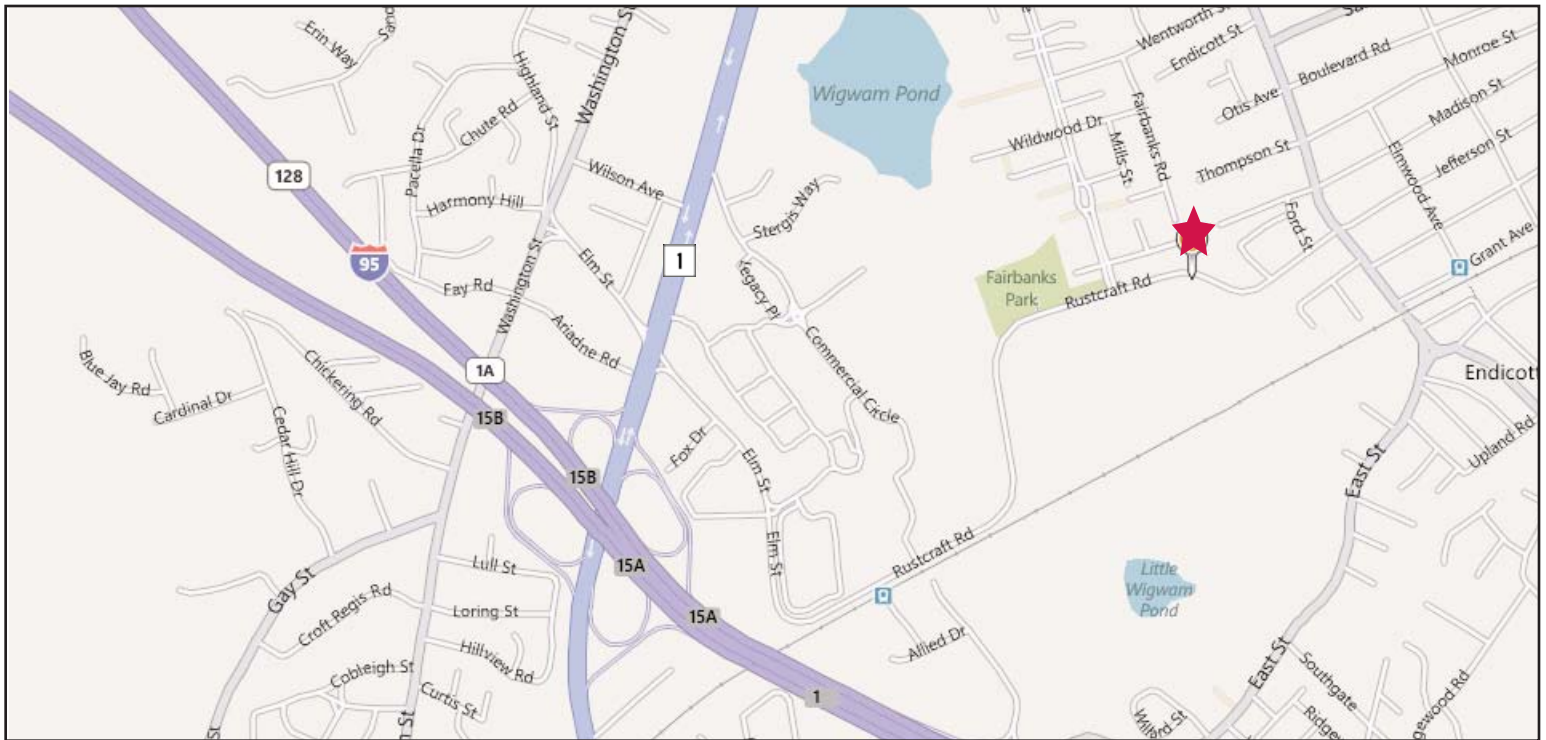
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FLOOR PLAN



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