

FOR SALE OR LEASE
\$1,500,000 / \$10 NNN

99 WEST STREET
MEDFIELD, MA



DESCRIPTION

Kaplan Commercial Properties, Inc. would like to make you aware of approximately 14,880 square feet of office & warehouse space available for sale. This property is ideal for an investor looking for a steady income stream. The building subdivides to eleven units or multi units can be combined to serve one larger user. This outstanding steel & block building is located in the very desirable town of Medfield, MA and it is situated on 2.6 acres of beautifully maintained land. It is within the commercial area of West Street and just off Rte 109 and Rte. 27.

For further information, please call:

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SPECIFICATIONS

Premises:	99 West Street, Medfield
Building:	14,880 Square Feet
Land Area:	2.590 acres
Zoning:	Industrial
Available Space:	1,240 - 2480 square feet
Rental Rate:	\$10.00 NNN psf.
Real Estate Tax:	\$14,796 (FY 2009)
Ceiling Height:	14'6" to 16'6"
Parking:	31 Spaces
Utilities:	Town water & sewer Natural gas 400 amp 220/110
Amenities per Unit:	Some office space 1 Drive-in door/unit Separately metered

Kaplan Commercial Properties, Inc.

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Every effort has been made to furnish the most accurate information available on this property. However all statements and conditions herein are subject to errors, omissions or removal from the market without notice.