



HARTEL REALTY

Strategic Real Estate Services

FOR LEASE - \$19/SF NNN

2,700 +/- SF Retail/Office

85 Quincy Avenue, Quincy, MA



- Well Established Commercial Location
- Ample Parking
- Convenient to Public Transportation
- Prominent Visibility, High Traffic Area

HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: greg@hartelrealty.com

www.hartelrealty.com



HARTEL REALTY

Strategic Real Estate Services

Executive Summary

Property Address:	85 Quincy Avenue, Quincy, MA
Property type:	Retail/Commercial
Rent:	\$19/SF
Lease Type:	NNN
Date Available:	Immediate
Unit Size:	2,700 +/- SF



HARTEL REALTY

Strategic Real Estate Services

Property Description

General Site Overview:

Quincy is located just seven miles south of downtown Boston, convenient by car or public transportation. This historic city, birthplace to two U.S. Presidents, offers abundant culture, notable landmarks and an appealing mixture of tradition and current society. With 27 miles of coastline, nearly a dozen beaches and a thriving city center, it is logical that Quincy was recently named by BusinessWeek magazine the best town in the state to raise children.

Area Description:

Quincy Avenue is a heavily traveled roadway, convenient to Downtown Quincy and Routes 3, 3A and 93. There are numerous business in the immediate area, including banks, auto repair, grocery stores, restaurants and retail. Additionally, there is a dense local residential population

Property Details:

85 Quincy Avenue has previously operated as a bank and furniture store and has significant road frontage and signage. The front tenant is a convenience store and the available 2,700 SF is the rear of the building. Ideally located near downtown, the waterfront, highways and downtown Boston.



HARTEL REALTY

Strategic Real Estate Services

Detailed Summary

Flooring	Hardwood/Carpet
Building Construction	Wood Frame
Roof Type	Asphalt
Handicap Access	Yes
Number of Bathrooms	2
Floor Levels	First floor
Parking Reserved for Unit	Ample public
Number of curb cuts	2
Town Sewer or Private Septic	Town
Town Water or Well	Town
Heating Type	Oil/FHA
Air Conditioning	Yes
Maximum contiguous SF	2,700 +/- SF

HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: greg@hartelrealty.com

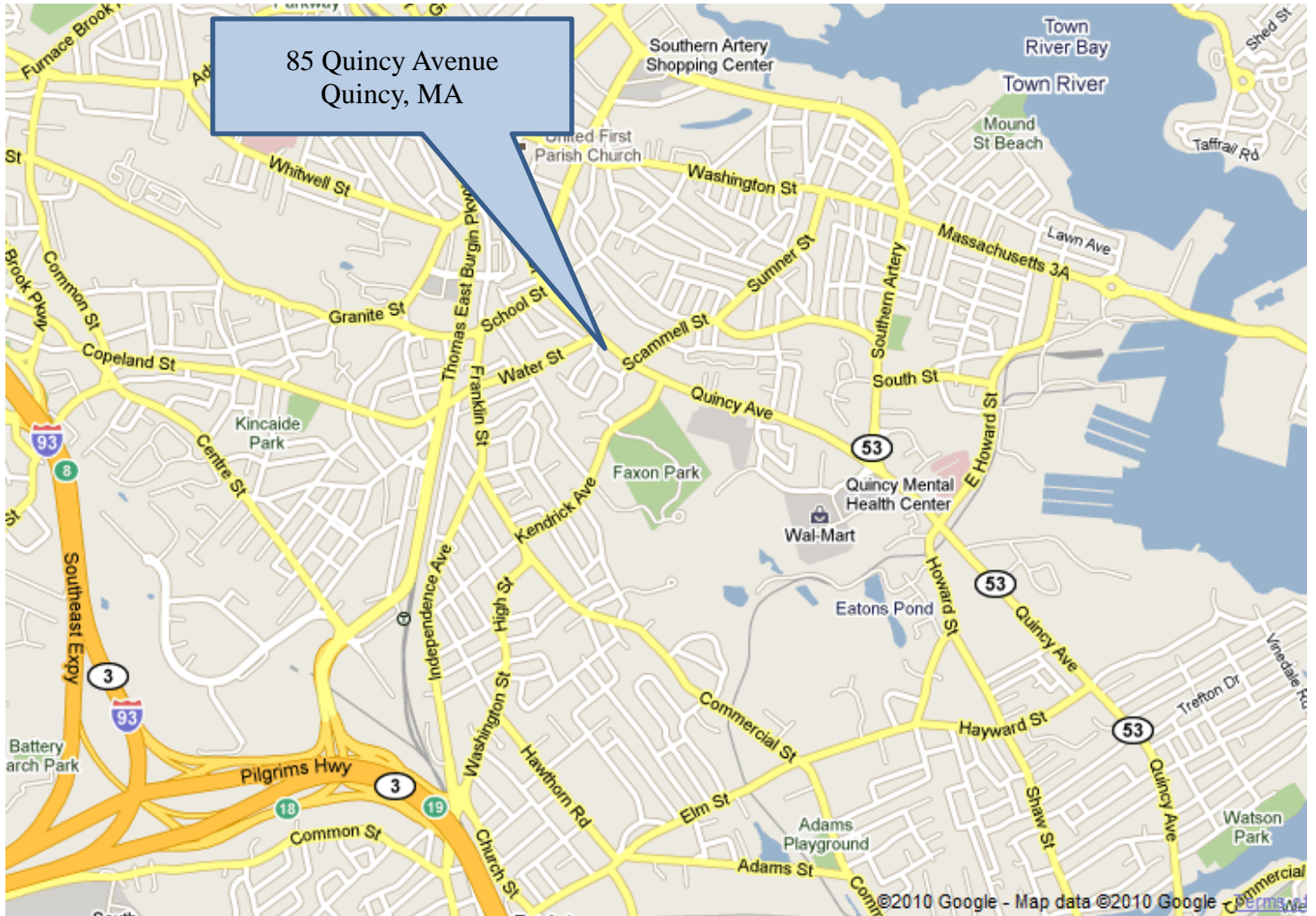
www.hartelrealty.com



HARTEL REALTY

Strategic Real Estate Services

Area Map



85 Quincy Avenue
Quincy, MA

HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: greg@hartelrealty.com

www.hartelrealty.com

5 of 7

85 Quincy Avenue, Quincy, MA



HARTEL REALTY

Strategic Real Estate Services

Area Satellite



HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: greg@hartelrealty.com

www.hartelrealty.com

6 of 7

85 Quincy Avenue, Quincy, MA



HARTEL REALTY

Since 1987

Photos



HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: greg@hartelrealty.com

www.hartelrealty.com