



# HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services

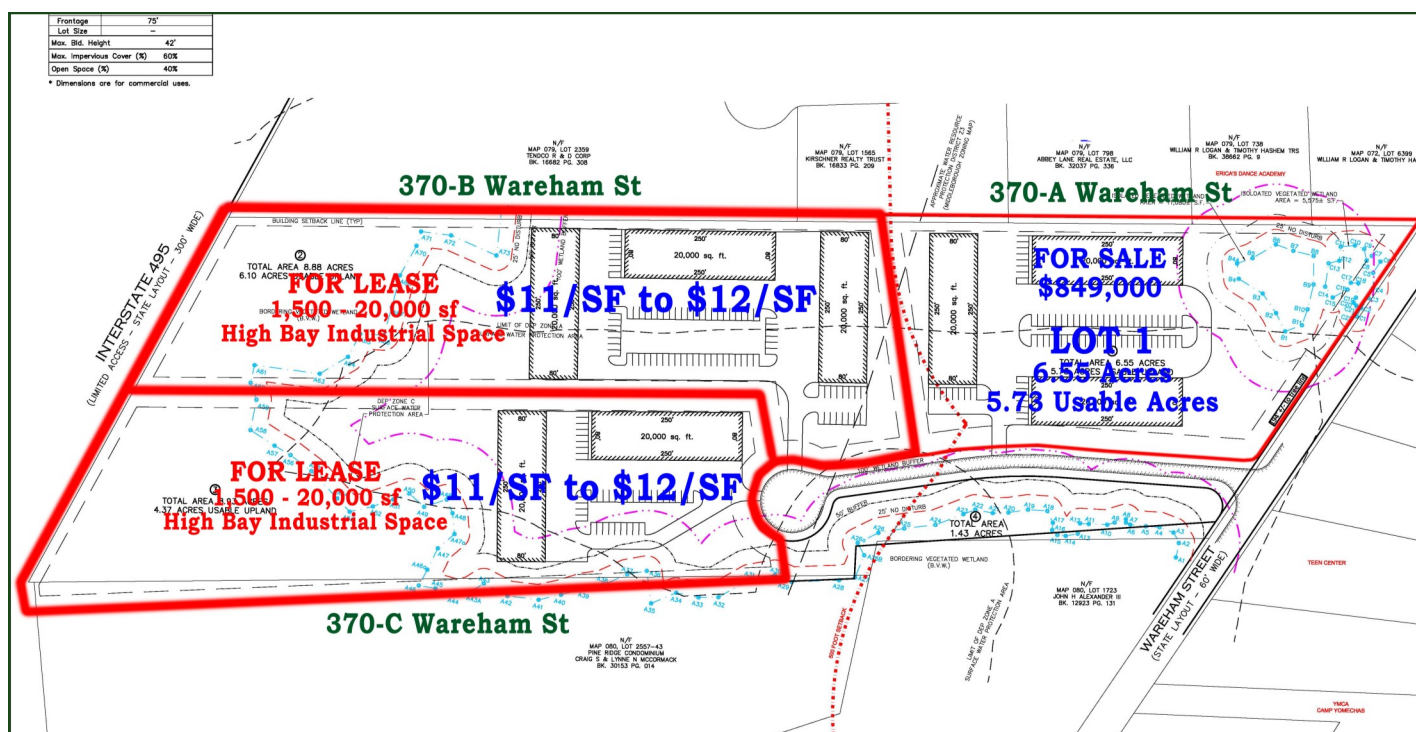
**1,500± SF to 20,000± SF - For Lease**

**High Bay Industrial Space**

**Lots Approved for High Bay Industrial Buildings**

**370B & 370C Wareham St aka Rte 28 - Lots 2 & 3 - Middleboro, MA**

**Offered from \$11/SF to \$12/SF NNN**



- \* Lot 2 - has 1,500 SF to 20,000 SF Space in Industrial Building For Lease
- \* Lot 3 - has 1,500 SF to 20,000 SF Space in Industrial Building For Lease
- \* Lots are Approved for High Bay Industrial Buildings
- \* Close to Interstate Route 495, Exit 3



Hartel Commercial Real Estate

230 Jones Rd/Ste 6/Falmouth, MA  
40 Willard St/Ste 207/Quincy, MA

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## PROPERTY DETAIL

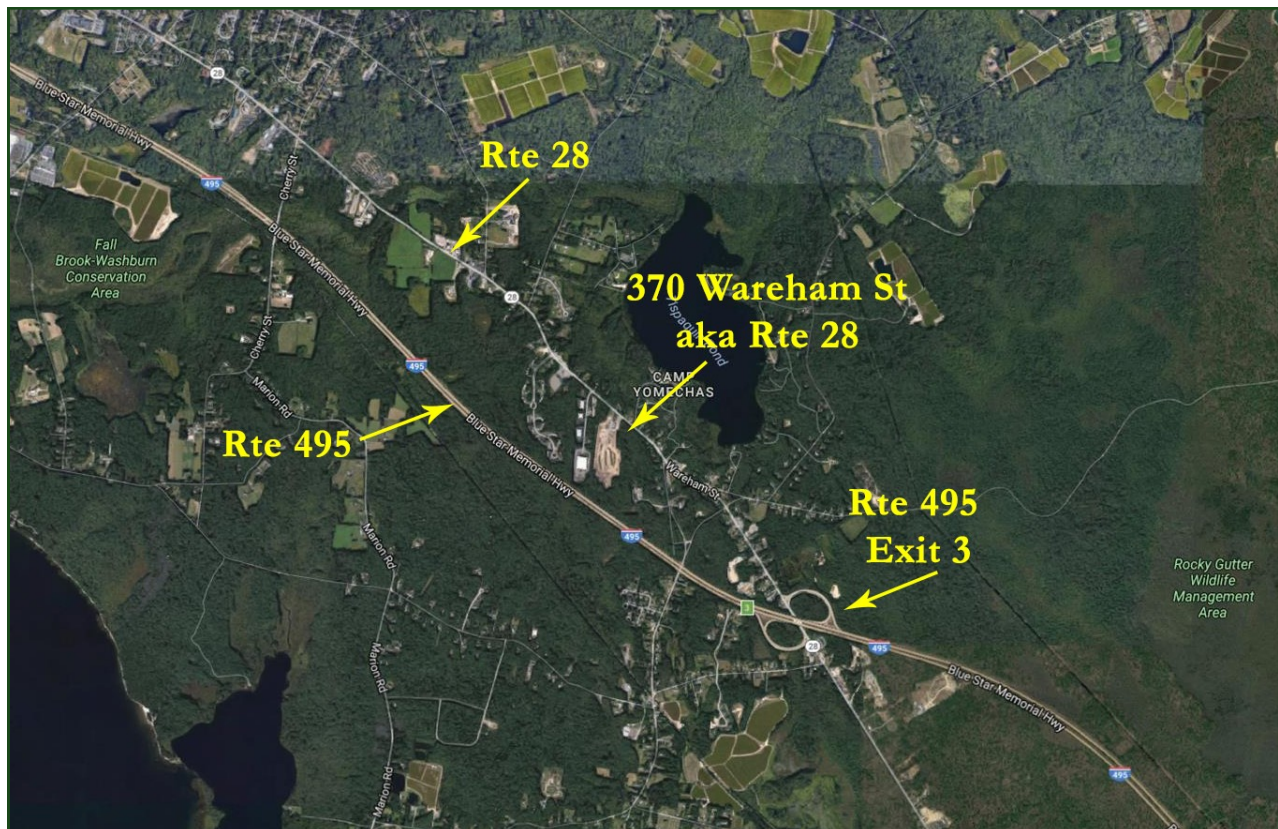
370 Wareham Street, aka Route 28, Middleboro, MA is located in an area of four Business Parks with a mix of industrial and office use. This site is zoned GU - General Use, with opportunities for a diversity of business uses. The entire parcel, before subdividing, contained 27± Acres.

**For Sale is 370-A Wareham St - Lot 1**, a 6.55± acre site offered for \$849,000, which includes all roads, utilities and infrastructure.

**For Lease is 370-B Wareham St - Lot 2**, on an 8.8± acre site, approved for a High Bay Industrial Building. Space available **For Lease** from 1,500± SF to 20,000± SF.

**For Lease is 370-C Wareham St - Lot 3**, on an 8.93± acre site, approved for a High Bay Industrial Building with space available **For Lease** from 1,500± SF to 20,000± SF.

## SATELLITE



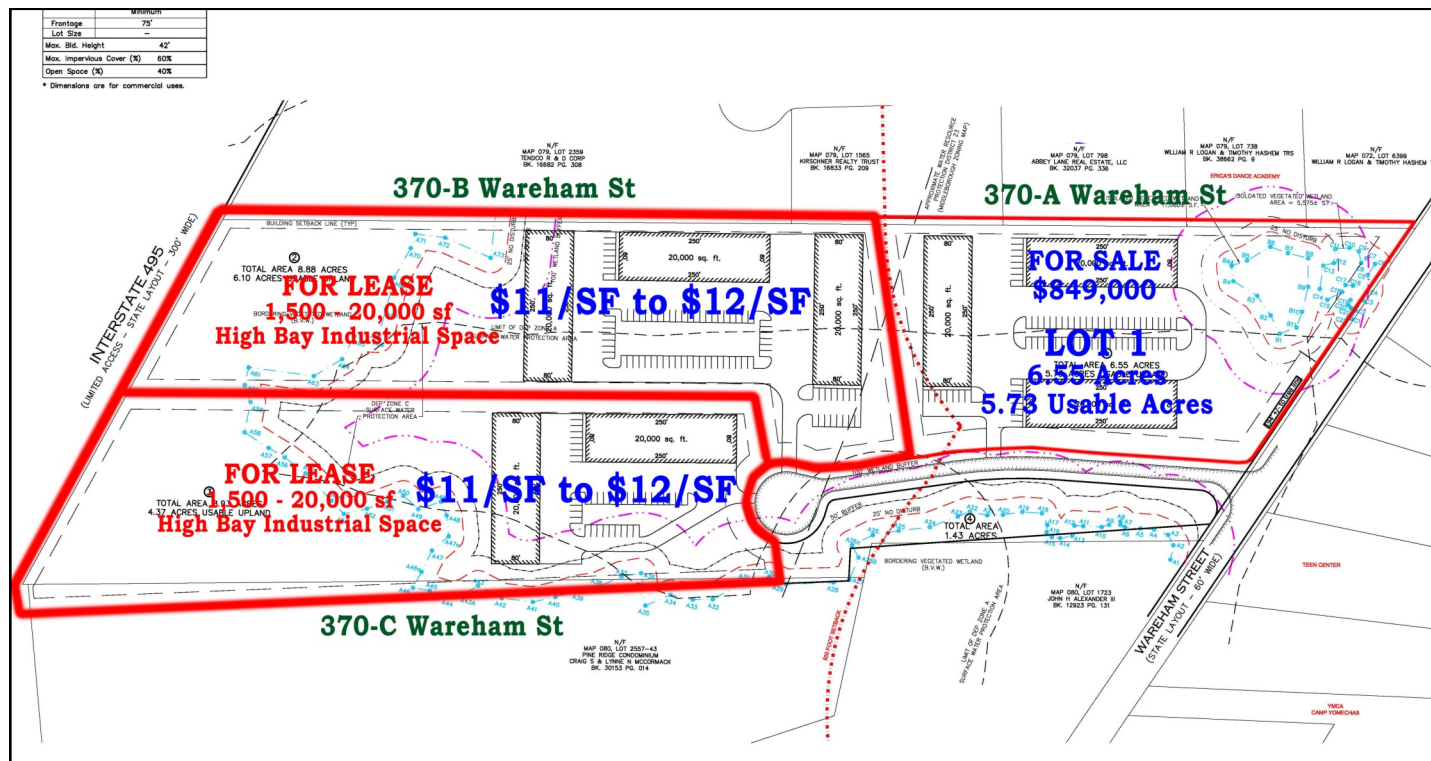




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## Conceptual Plan





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## Assessor Map

