HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services

28 Riverside Drive
Pembroke, MA

Leasing Opportunity - New Office Suites

* EIGHT SECOND FLOOR OFFICE UNITS AVAILABLE - $875 - $1,800 PLUS UTILITIES
* 1,681± SF SUITE 270 - 963± SF SUITE 260 - 797± SF SUITE 250 - 706± SF SUITE 240
* 931± SF SUITE 230 - 797± SF SUITE 220 - 868± SF SUITE 210 - 1,305± SF SUITE 200
* LESS THAN 1 MILE FROM ROUTE 3
* ELEVATOR AND STAIR ACCESS - ADA COMPLIANT

Smaller Unit Available - 450 SF offered for $500/Month

HARTEL COMMERCIAL REAL ESTATE

230 Jones Road
Suite 6
Falmouth MA 02540

40 Willard Street
Suite 207
Quincy MA 02169

Greg Hartel
617-256-3169
Greg@HartelRealty.com

Main Office
508-444-0172
www.HartelRealty.com

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Property Detail

- **8,048± Total Second Floor Office Leasable Space Available - 8 Units**
- **Suite 270 - 1,681± SF - $1,800/Month**
- **Suite 260 - 963± SF - $1,080/Month**
- **Suite 250 - 797± SF - $ 950/Month**
- **Suite 240 - 706± SF - $ 875/Month**
- **Suite 230 - 931± SF - $ 1,100/Month**
- **Suite 220 - 797± SF - $ 995/Month**
- **Suite 210 - 868± SF - $ 1,040/Month**
- **Suite 200 - 1,305± SF - $1,430/Month**
- **All Units are Plus Utilities**
- **Elevator and Stair Access**
- **2 Baths on Floor - ADA Compliant**
- **Plenty of Windows and Bright Natural Light**
- **Kitchenette Room - Parking on-site**

28 Riverside Drive is located just off Rte 3 & 139 in Pembroke. This is in an area of commercial uses such as Dunkin, Lowe's Home Improvement, Long Horn Restaurant, 99 Restaurant, Panera Bread, Rockland Trust ATM, Friendly's Restaurant, Nelco Products, Staples, Stop & Shop, Wolves Den Sports Center, UPS store and more.

Continuing on Rte 139 east is Christmas Tree Shops, Cask' n Flagon, Starbucks, Roche Bros., Burger King.

This area of Pembroke is heavily traveled throughout the year, with Rte 3 to points north and south less than 1/4 mile from our building.

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Satellite View

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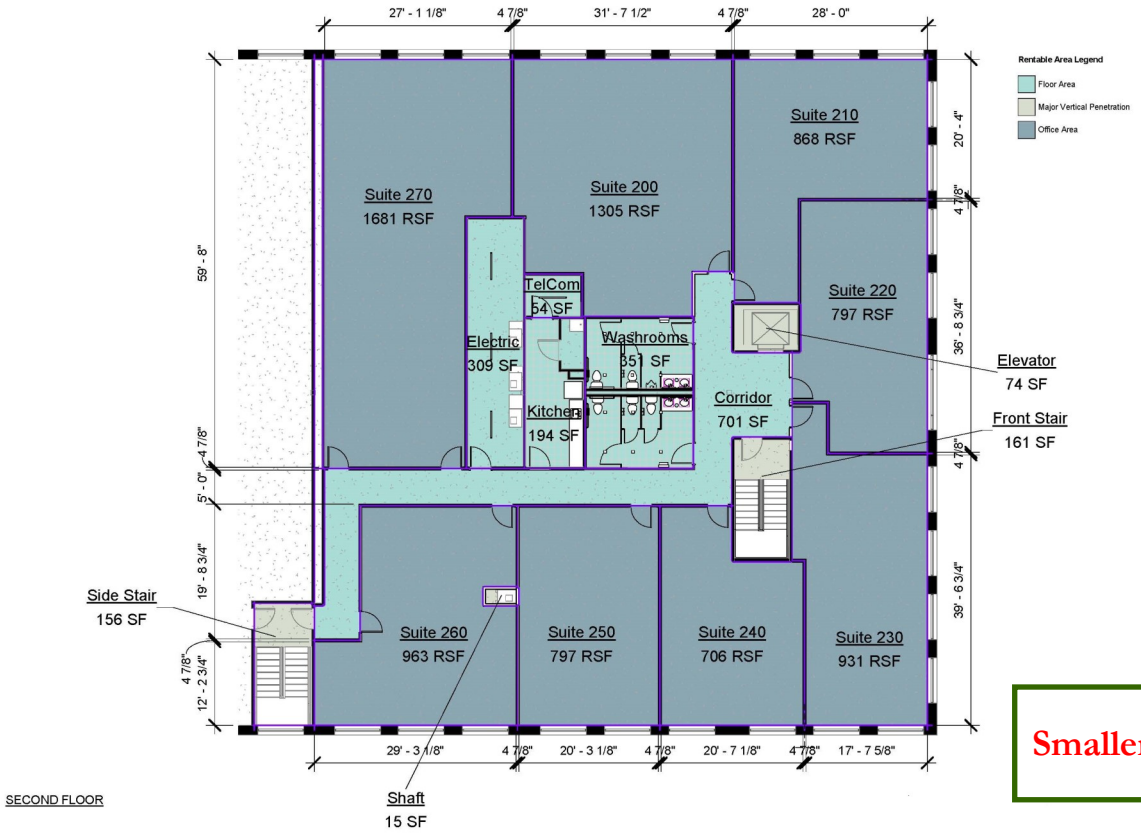
FLOORPLAN & PRICING

28 Riverside, Pembroke **Front Tenancy Office Space**



SECOND FLOOR

- Suite 270 - 1,681± SF - $1,800/Month
- Suite 260 - 963± SF - $1,080/Month
- Suite 250 - 797± SF - $ 950/Month
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Assessor Map

Photographs

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