



# HARTEL COMMERCIAL REAL ESTATE

*Strategic Real Estate Services*

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## 28 Riverside Drive - Pembroke, MA Leasing Opportunity - Two Office Suites



- \* FIRST FLOOR OFFICE UNITS AVAILABLE
- \* 1,800± SF SUITE 130 - \$26/SF - PLUS UTILITIES & 706± SF SUITE 240 - \$22/SF - PLUS UTILITIES
  - \* LESS THAN 1 MILE FROM ROUTE 3
  - \* ELEVATOR AND STAIR ACCESS - ADA COMPLIANT

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## Excellent Exposure and Location

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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



## Property Detail

- **Leasable Space Available - 2 Units Remaining**
- **Suite 240 - 706± SF - \$22/SF**
- **Suite 130 - 1,800± SF - \$26/SF**
  - **All Units are Plus Utility Charge**
- **Elevator and Stair Access for Upper Floor**
- **Shared 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



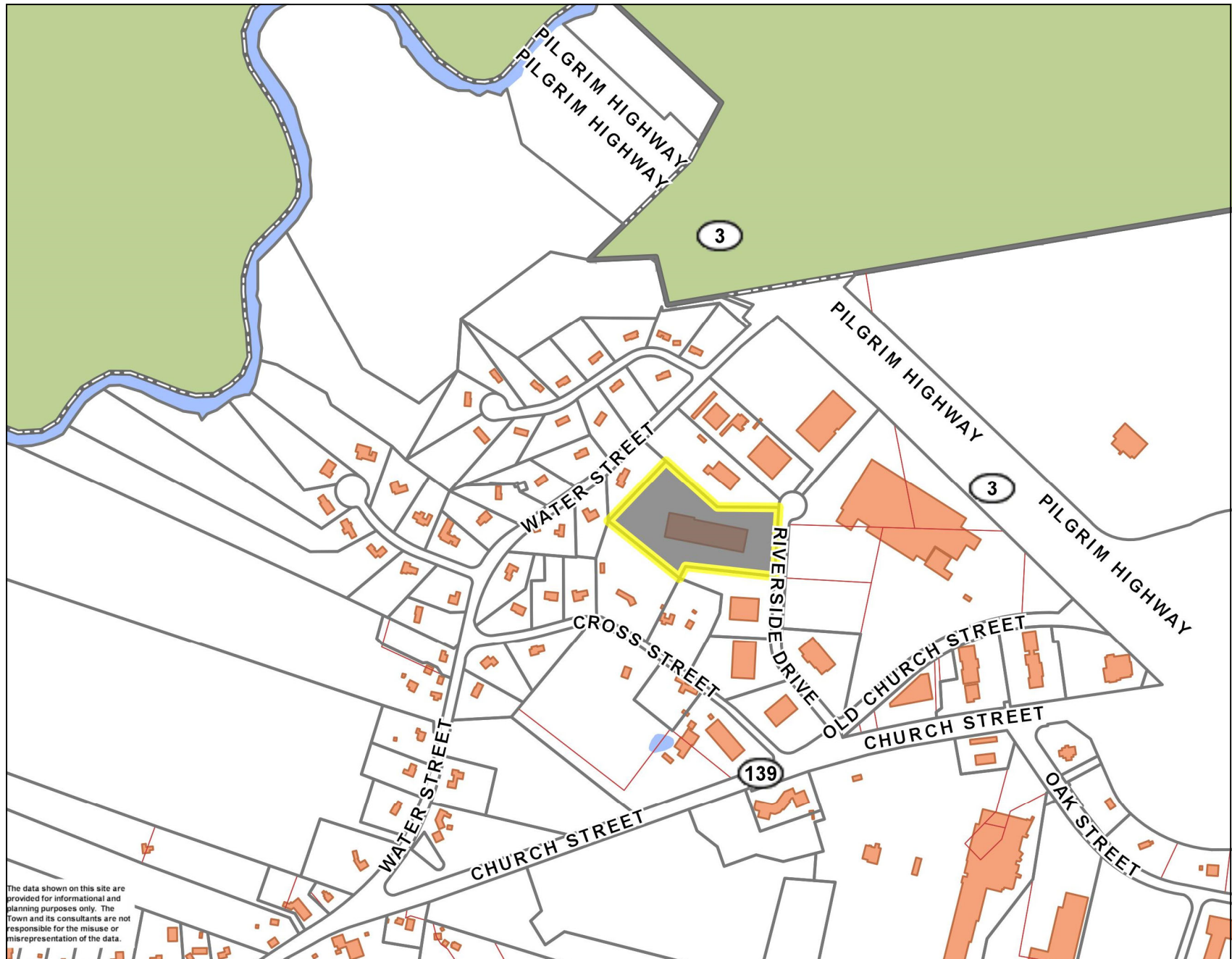
FRONT/MAIN PARKING LOT

- Suite 150 - 1,200± SF - \$2,495/Month
- WiFi Included
- All Units are Plus Utility Charge

SIDE PARKING LOT



# Assessor Map



The data shown on this site are provided for informational and planning purposes only. The Town and its consultants are not responsible for the misuse or misrepresentation of the data.

*Photographs*

