



HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services

19 Beach Road

Vineyard Haven, MA

Rare Martha's Vineyard Leasing Opportunity

750 SF

\$1,875/Month Plus Utilities



- * STEPS FROM THE STEAMSHIP TERMINAL
- * ADJACENT TO CITGO GAS STATION AND CONVENIENCE STORE
 - * ZONED C- COMMERCIAL
 - * YEAR ROUND ACTIVITY

Long Term Lease - Available



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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Harbor View



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Neighborhood View



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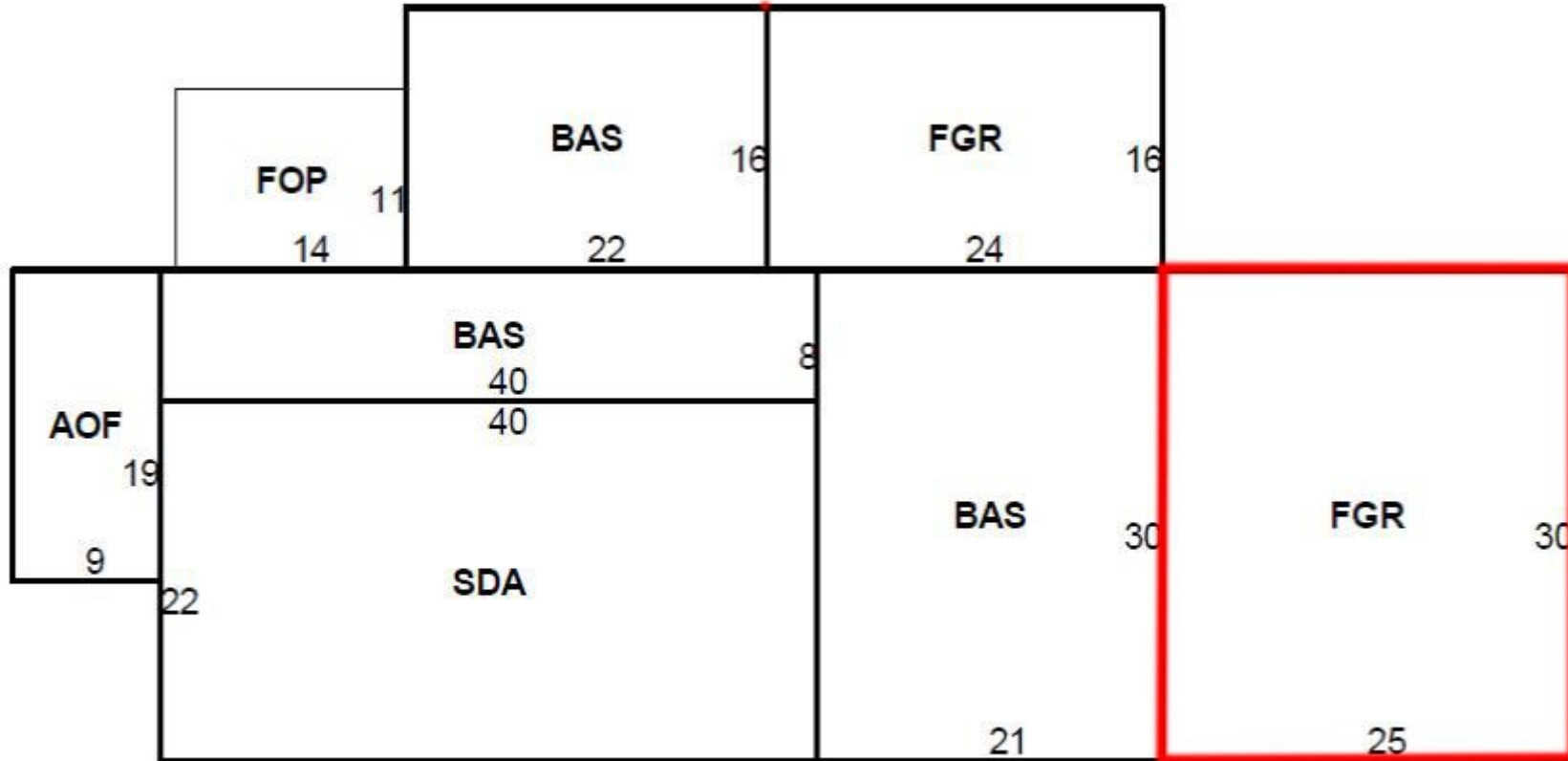
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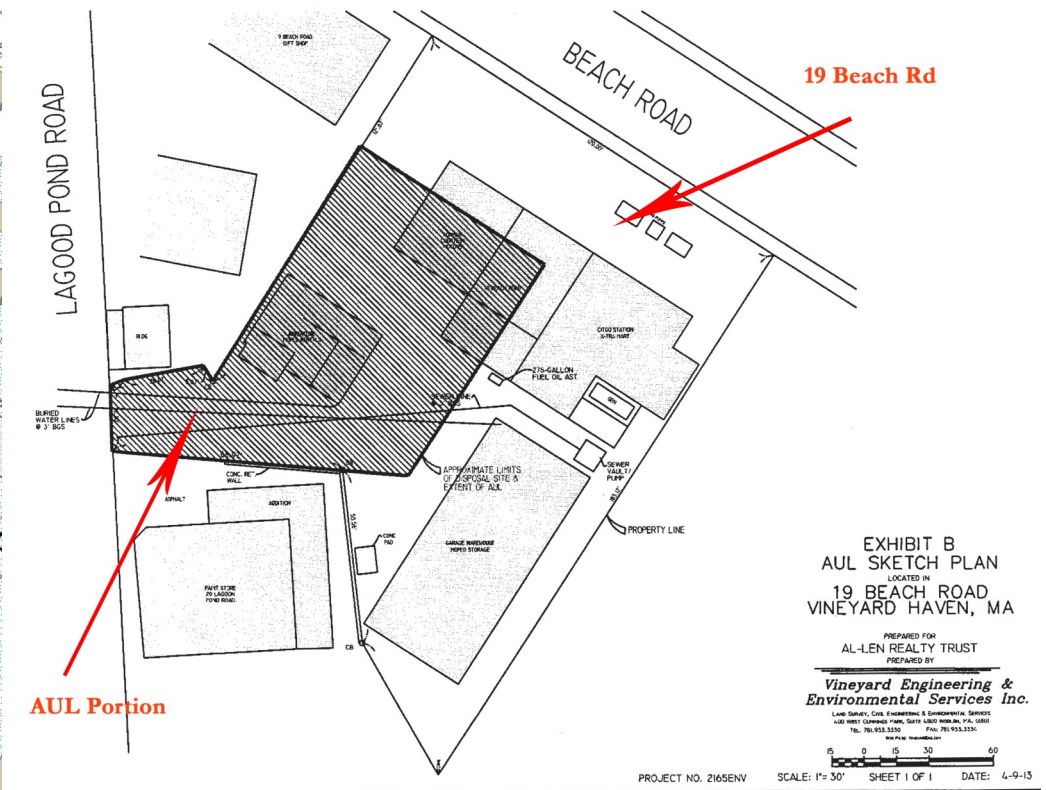
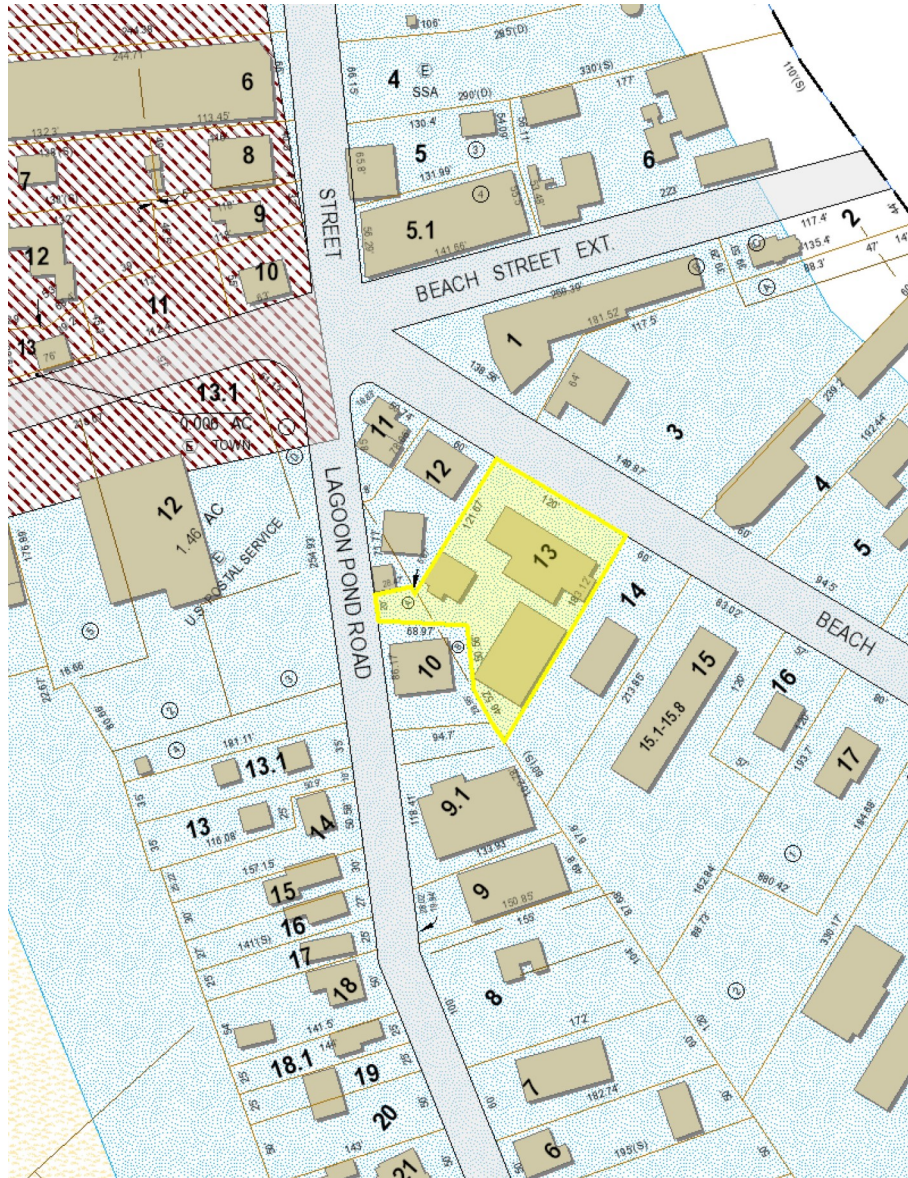
Floorplans - 19 Beach Rd



*Assessor Map
&
Close Up of Parcel*



Zoning Map & AUL (Activity Use Limitation) Map





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19 Beach Road - Vineyard Haven

This property is located in Tisbury (aka Vineyard Haven) on the island of Martha's Vineyard. This rare opportunity is located steps from the Steamship Terminal in a high visibility heavily traveled year round port. Our sites are located at the junction of Beach Rd., Beach St., Beach St. Ext., and Lagoon Pond Rd. Complimentary businesses are located in the immediate neighborhood. Turnover is very low with owner/tenants, as there are very few commercial options available near the Steamship Terminal.

Please Note: Gas Station Tenant has Right of 1st Refusal on property.

Long Term Lease - Available.

