



HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services

2527 Cranberry Highway aka Rte 28

Stonegate Professional Center

Wareham, MA

Leasing Opportunity in Office Development



- * 12,130± SF TOTAL GBA ON 1.1± ACRE OR 43,528± SF SITE
- * CLOSE TO WAREHAM POLICE STATION/DUNKIN DONUTS/FIVE GUYS/99 RESTAURANT/RED ROBIN
- * MINUTES FROM WAREHAM CROSSING PLAZA/WALMART SUPERSTORE/LOWES/TARGET/JC PENNEY
- * 1.5± MILE TO MAJOR HIGHWAY ROUTES 195, 25 & 495

\$13/SF Plus Utilities



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230 Jones Road
Suite 6
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2527 Cranberry Highway, aka Rte 28, Stonegate Professional Center, consists of five office buildings with 12,130± total SF. There is an interior covered hallway connecting Buildings C & B, which is convenient for ease of transport and also protection from the elements. Each office building has several offices of all sizes, conference rooms, break and kitchen areas, server rooms, utility rooms, reception areas and waiting rooms, and many baths. Excellent Leasing opportunity, this well maintained property is in great condition and ready for any allowed use.

1.5 Miles to major highway Rtes 195, 495, 25.



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Available For Sale is 2523 Cranberry Hwy, aka Rte 28. This three story office building is offered at \$2,995,000.



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FLOORPLANS - B BUILDING





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B Building - Main Floor



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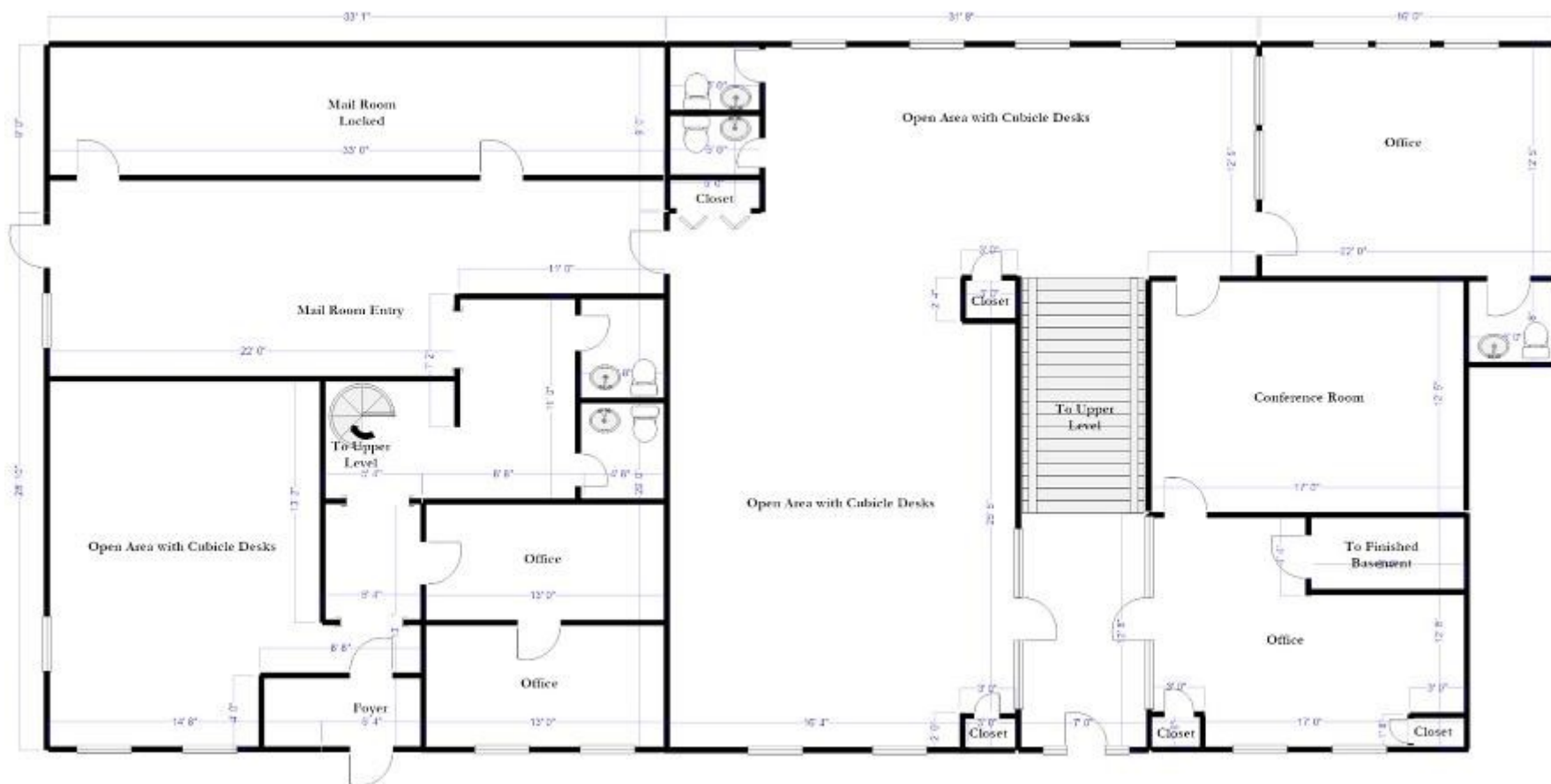
FLOORPLANS - C BUILDINGS





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C Building - Main Floor



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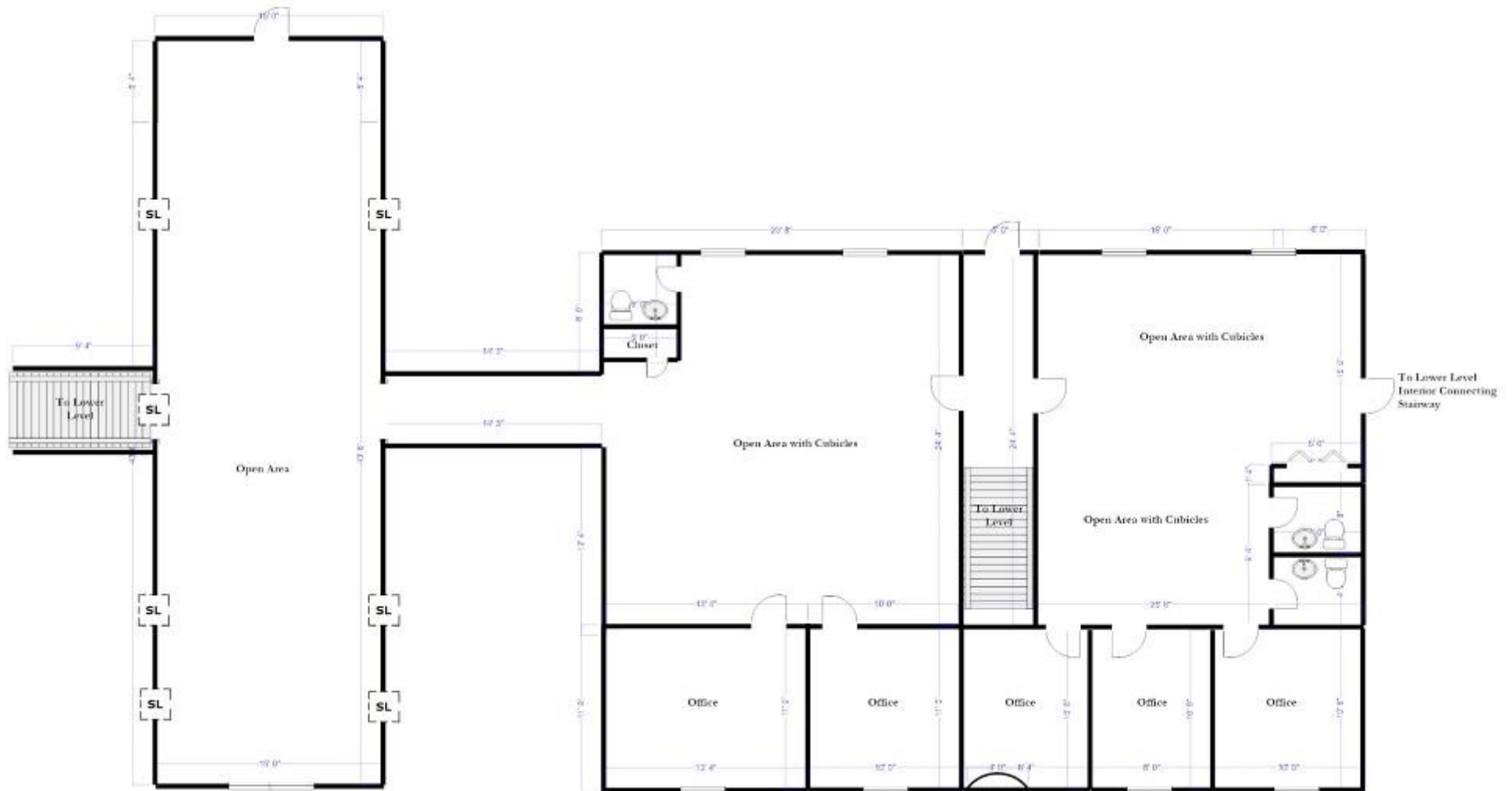
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C Building - Upper Level



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C Building - C3 Separate



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FLOORPLANS - D BUILDING





D Building - Main Floor

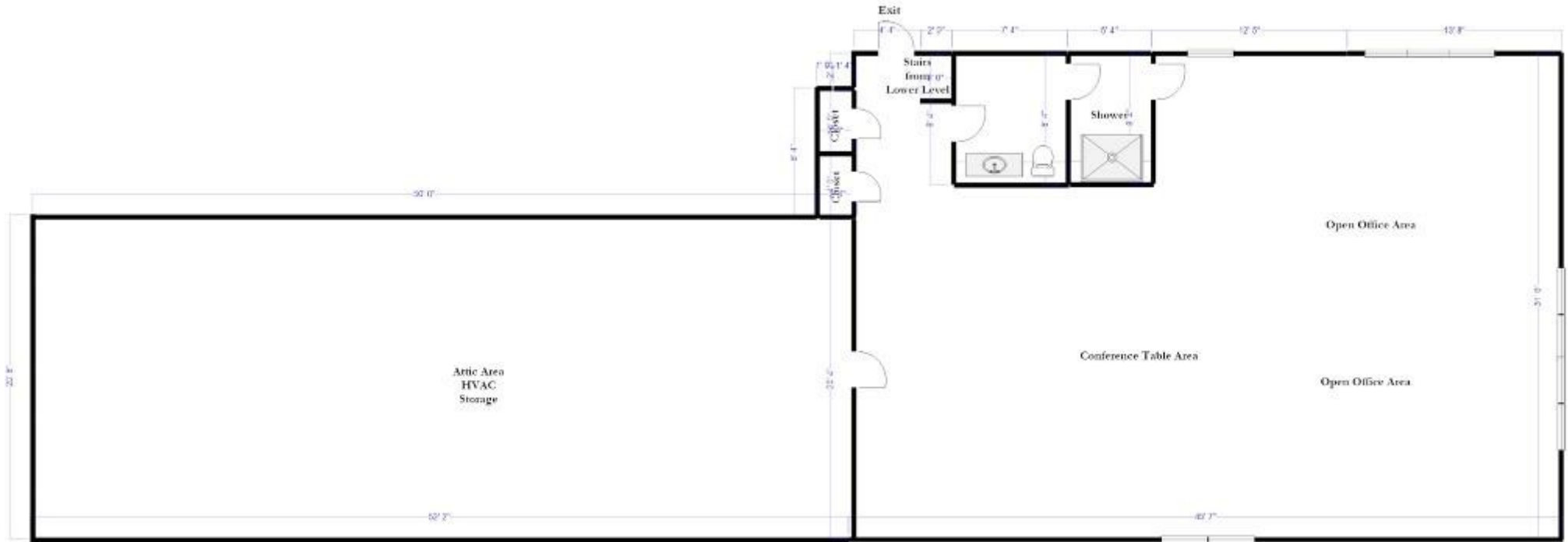


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D Building - Upper Level



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PHOTOGRAPHS - EXTERIORS



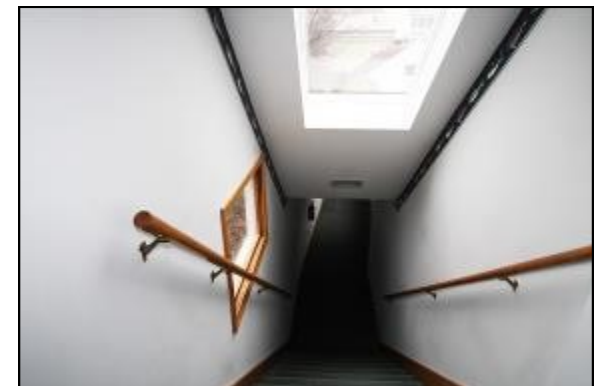
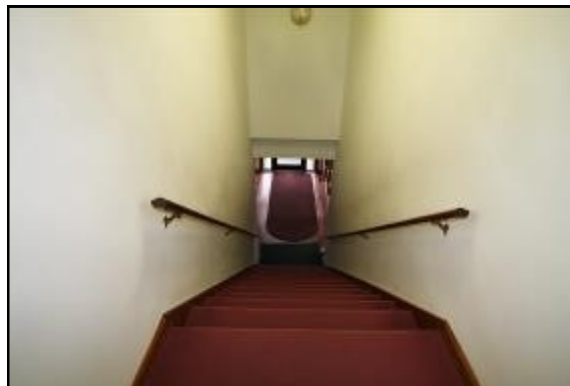
PHOTOGRAPHS - C BUILDINGS



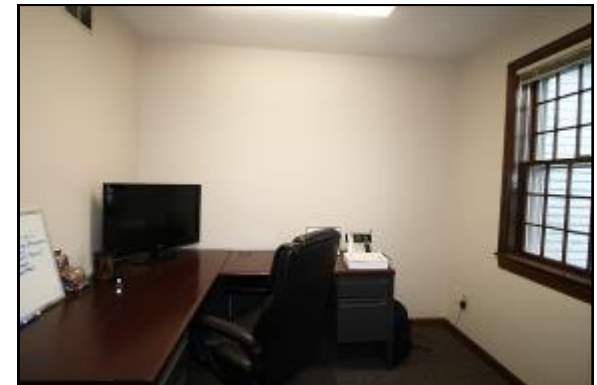
PHOTOGRAPHS - C BUILDINGS



PHOTOGRAPHS - C BUILDING & INTERIOR HALLWAY TO B BUILDING



PHOTOGRAPHS - C BUILDING - SEPARATE BUILDING



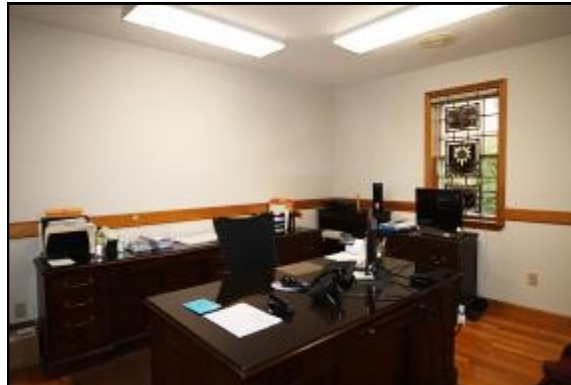
PHOTOGRAPHS - C BUILDING - PARTIAL BASEMENT



PHOTOGRAPHS - B BUILDING



PHOTOGRAPHS - B BUILDING



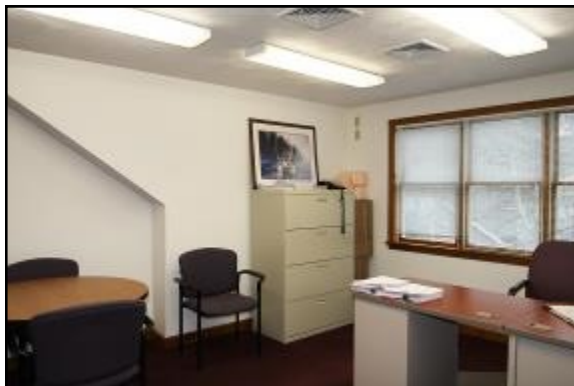
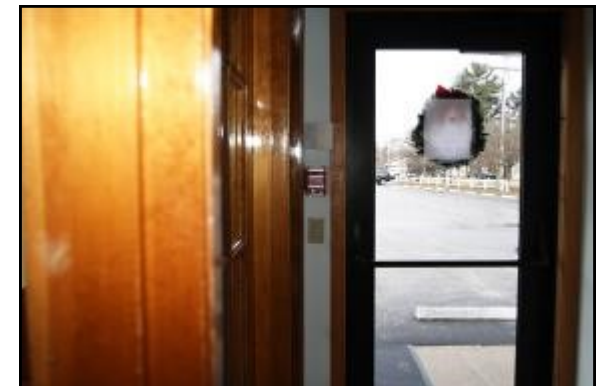
PHOTOGRAPHS - B BUILDING



PHOTOGRAPHS - D BUILDING



PHOTOGRAPHS - D BUILDING





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Satellite View



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Neighborhood View



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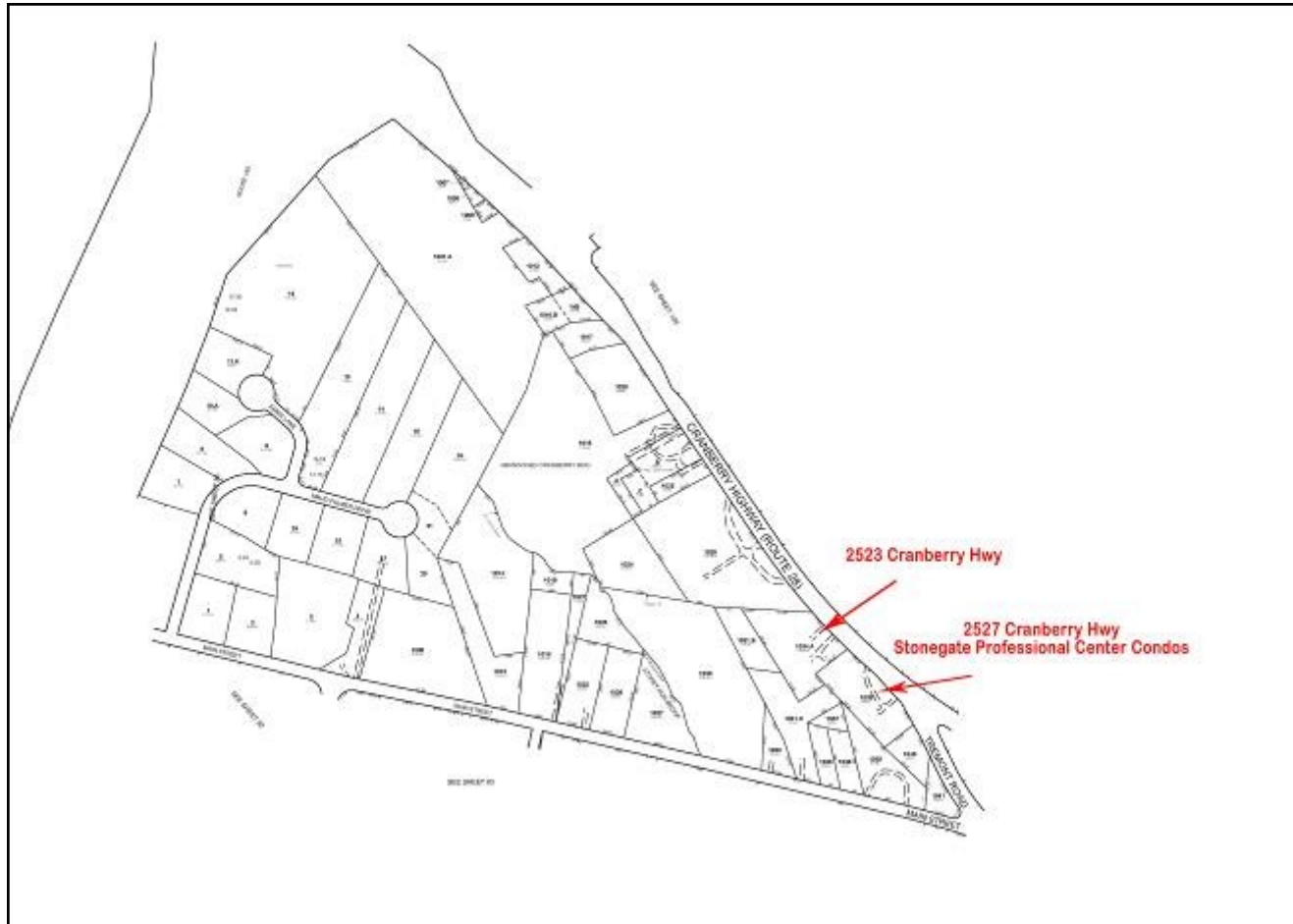
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Assessor Map



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