

250 Andover Street

Wilmington, Massachusetts



250 Andover Street is located within North Wilmington Commercial Park, just off Route I-93 in Wilmington, MA (Exit 41). This building offers tenants tremendous identity, flexibility of use, and the opportunity to subdivide the space to approximately 7,000 SF. The light manufacturing and R&D available space is located on the first (1st) floor.

North Wilmington Commercial is a beautifully landscaped Park just 20 minutes from Boston and Cambridge, in the heart of the north suburbs. The cost effective facilities draw from a diverse skilled labor force. There is over 350,000 square feet of space in the Park for future expansion needs. **250 Andover Street** is locally owned and managed by Spinelli Commercial Properties. Nearby amenities include: restaurants, banking, hotels, childcare, fitness facilities and shopping.

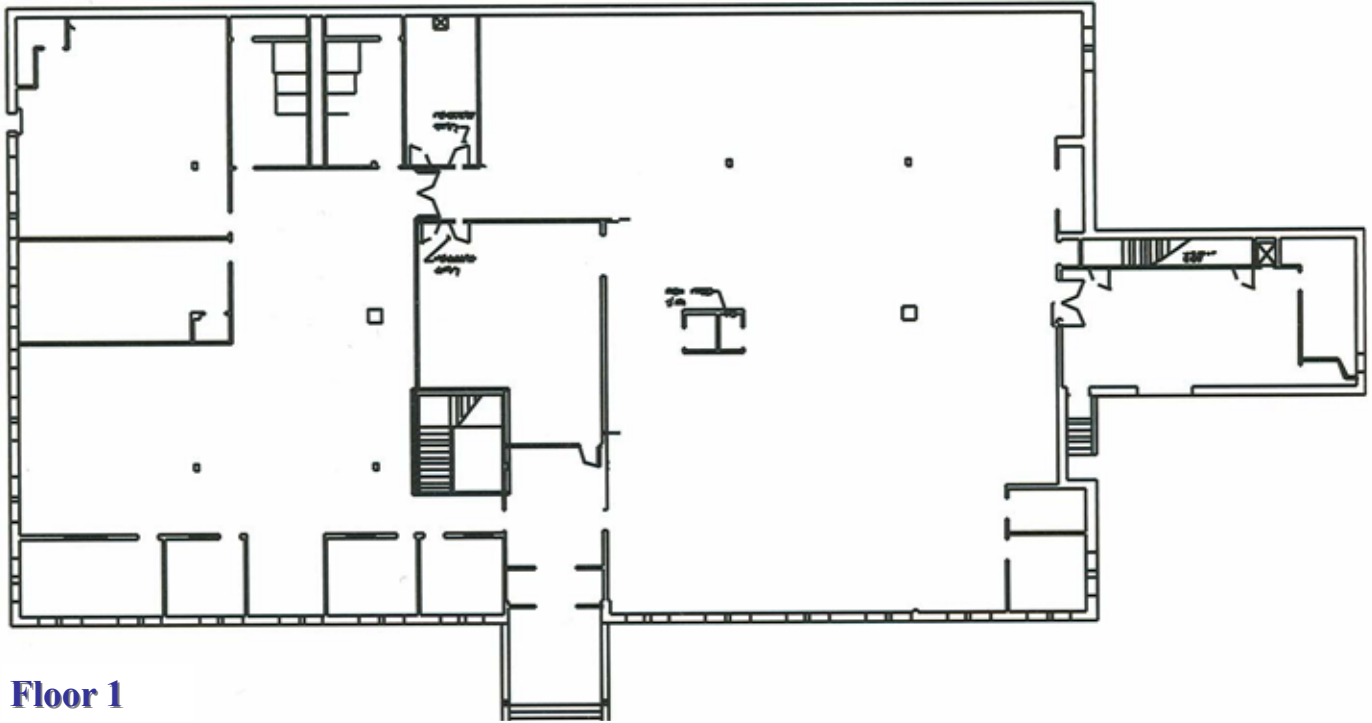
Property Description

Building Size:	31,696 SF
SF Available:	15,848 SF
Year Built:	1988
Rate:	Negotiable
Floors:	2
Parking:	3.5 per 1,000 SF
Loading:	One (1) loading dock
Ceiling Height:	8.5' acoustical tile
Column Spacing:	23' x 27'
HVAC:	Gas-fired rooftop units

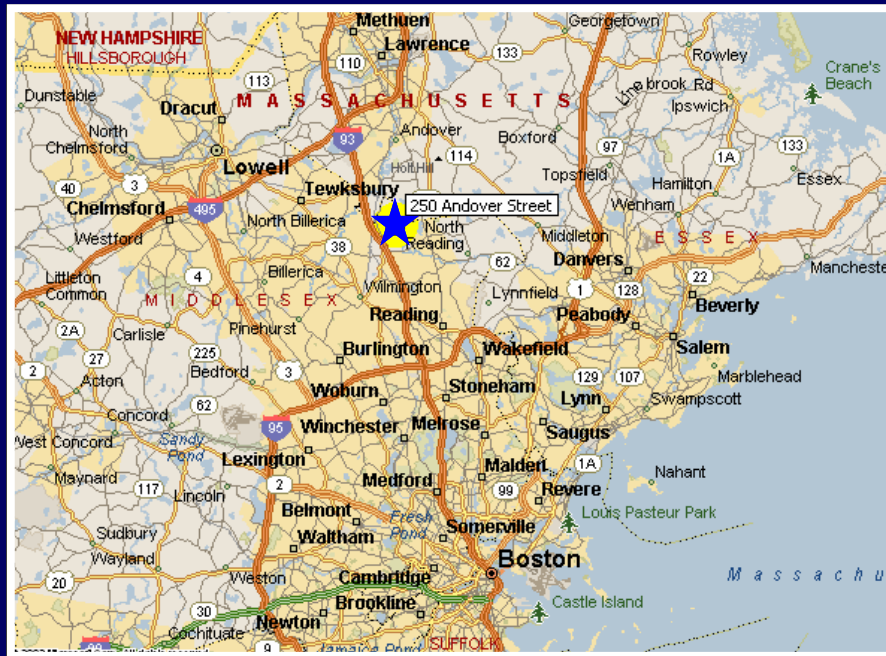
For more information or to arrange property inspections, please contact:
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Floor 1



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