

Lease Availability Report

330 Lynnway - Bldg B

Lynn, MA 01901 - Saugus/Lynn Submarket



BUILDING

Type:	Class B Industrial
Subtype:	Manufacturing
Tenancy:	Multiple
Year Built:	1978
RBA:	140,000 SF
Floors:	2
Typical Floor:	92,670 SF
Ceiling Ht:	24'

AVAILABILITY

Min Divisible:	40,000 SF
Max Contig:	40,000 SF
Total Available:	40,000 SF
Asking Rent:	\$13.50/NNN

SPACES

Floor	Use	Type	SF Avail	Fir Contig	Bldg Contig	Rent	Occupancy	Term
P 1st	Industrial	Sublet	40,000/2,000 ofc	40,000	40,000	\$13.50/NNN	Vacant	Negotiable

The Mega Group - Jason K Clark

Immediate opportunity to sublease up to 40,000 RSF of in demand "high-bay" industrial space with 24' clear height, 2 drive-in doors (14') and a newly constructed loading dock (12'). Attractive low NNN's were approximately \$2.78 for '2021.

LEASING COMPANY

Company: Burgess Properties

Contacts: Stephen Nohrden (781) 321-5200 X1

LOADING

Docks: **1 ext**

Drive Ins: **2 tot./14'w**

POWER & UTILITIES

Power: 480v 3p

FEATURES

Fenced Lot, Signage, Waterfront

LAND

Land Area: **16.26 AC**

Zoning: **HI, Lynn**



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PARCEL

LYNN-000067-000749-000098

TRANSPORTATION

Parking: 100 Surface Spaces are available; Ratio of 0.88/1,000 SF

Commuter Rail: 2 minute drive to Lynn Commuter Rail (Newburyport/Rockport Line)

Airport: 15 minute drive to Logan International Airport

KEY TENANTS

Greater Lynn Senior Services

95,000 SF



Property Summary Report

330 Lynnway - Bldg B



Lynn, MA 01901 - Saugus/Lynn Submarket



BUILDING

Type	3 Star Industrial Manufacturing
Tenancy	Multi
Year Built	1978
RBA	140,000 SF
Stories	2
Typical Floor	92,670 SF
Ceiling Ht	24'
Construction	Reinforced Concrete

LAND

Land Acres	16.26 AC
Zoning	HI, Lynn
Parcels	LYNN-000067-000749-000098

LOADING

Docks	1 ext	Drive Ins	2 tot./14' w
Rail Spots	None		

POWER & UTILITIES

Power	3p
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AMENITIES

- Fenced Lot
- Waterfront
- Signage

FOR LEASE

Smallest Space	40,000 SF	Industrial Avail	40,000 SF
Max Contiguous	40,000 SF		
# of Spaces	1		
Vacant	40,000 SF		
% Leased	100.0%		
Rent	\$13.50		
Service Type	Triple Net		
CAM	Withheld		

AVAILABLE SPACES

Floor	Suite	Use	Type	SF Available	Flr Contig	Bldg Contig	Rent	Occupancy	Term
P 1st		Industrial	Sublet	40,000/2,000 ofc	40,000	40,000	\$13.50/NNN	Vacant	Negotiable

Property Summary Report

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TRANSPORTATION

Parking	100 available (Surface);Ratio of 0.88/1,000 SF
Commuter Rail	2 min drive to Lynn Commuter Rail (Newburyport/Rockport Line)
Airport	15 min drive to Logan International Airport
Walk Score®	Very Walkable (70)
Transit Score®	Some Transit (42)

TENANTS

Greater Lynn Senior Services	95,000 SF
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PROPERTY CONTACTS

True Owner	330 Scangas, LP 330 Lynnway Lynn, MA 01901 (781) 599-4307 (p)	Recorded Owner	330 Scangas Nt Tr 330 Lynnway Lynn, MA 01901
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Space Availability with Photo Report



330 Lynnway - Bldg B
 Clock Tower Business Ctr
 Manufacturing - Saugus/Lynn Submarket
 Lynn, MA 01901



140,000 SF RBA 16.26 AC Lot 1978 Built 40,000 Max Contig SF 40,000 Available SF \$13.50 Asking Industrial Rent

AVAILABLE SPACES

Floor	Suite	Address	Use	Type	SF Available	Fir Contig	Bldg Contig	Rent	Status	Occupancy	Term	Listing Company
P 1st		330 Lynnway	Industrial	Sublet	40,000	40,000	40,000	\$13.50/NNN	Available	Vacant	Negotiable	The Mega Group

AMENITIES

- Fenced Lot
- Waterfront
- Signage

No Floor Plans Found For Report