

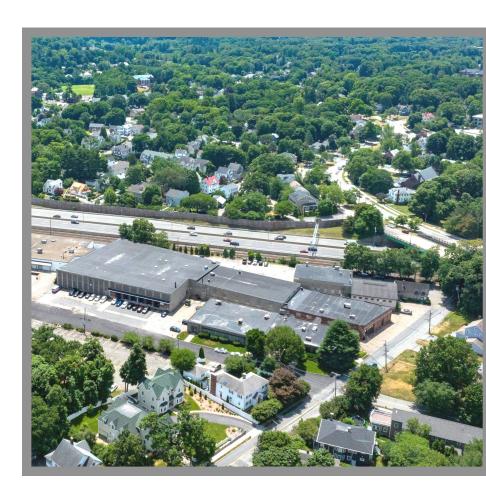
NCALARE **Properties for Lease**

5 Research Parkway Wallingford, CT

- Available SF: 450,000 SF
- Timing: FULLY ENTITLED For Immediate Build
- Clear Height: 40'
- Loading: 105 dock door positions
- Access: 0.25 mile off I-91

72-94 Rowe Street Newton, MA

- Available SF: 2,000–10,000 SF
- Timing: Immediately
- **Parking Ratio:** 1.5/1,000 SF
- Signage: Branding opportunity on Mass Pike



30 Speen Street Framingham, MA

- Available SF: 9,677 SF
- Timing: Immediately
- **Parking Ratio**: 3.4/1,000 SF
- Onsite Amenities: Boutique office building located on the Mass Pike surrounded by the amenity-rich Route 9 & 30 retail corridor.



425 Whitney Street Northborough, MA

- Available SF: 46,275 SF, 7% office
- Timing: Immediately
- Clear Height: 21' 6"
- Loading: 5 loading docks; 1 oversized drive in door
- Onsite Amenities: Additional outdoor storage

15 John L. Dietsch Blvd. **North Attleborough, MA**

- Available SF: 162,710 SF FULLY ENTITLED
- Timing: Q4 2024
- Clear Height: 32'
- Loading: 27 loading docks; 2 drive in doors

900 Bedford Street Bridgewater, MA

- Available SF: 219,000 SF
- Timing: Q2 2023
- Clear Height: 32'
- Loading: Up to 36 doors with 2 drive in doors



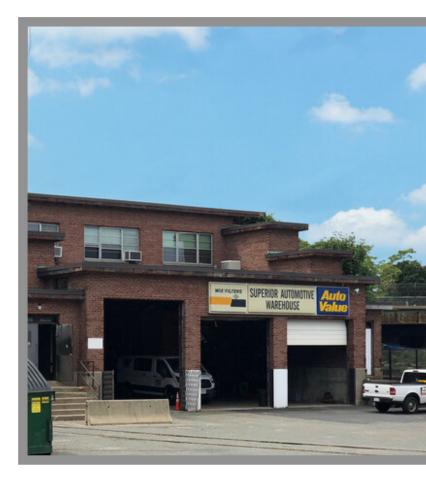




NCALARE **Properties for Lease** PROPERTIES

22 Pratt Street Allston, MA

- Available SF: 21,876 SF
- Timing: Immediately
- Clear Height: 15' 4"
- Loading: 5 loading docks (3 covered)
- Parking Ratio: 5.25 spaces/1,000 SF; 2.2 acre gated site, ability to park 132 cars



Meadow Street Chicopee, MA

New Construction/Build-to-Suit

- Available SF: 156,000 SF
- Timing: Q4 2023
- Clear Height: 32'
- Fire Safety: ESFR Sprinkler System
- Loading: 1/5,000 SF





- Available SF: 5,000-8,000 SF Suite 200, 5,675 SF Suite 600, 8,684 SF
- Timing: Immediately
- Parking Ratio: 3.87/1,000 SF
- Onsite Amenities: High-end flex space w/ direct suite access and ability to add loading





30 Speen Street, Suite 200 Framingham, MA 774-262-8410 https://calare.com/available-space



