

1 Presidential Way, Woburn, MA



For Sale 2,817± SF Industrial Condominium

- Total Space: 2,817 ± sf = 1,947 ± sf plus the mezzanine 870*± sf
- Unit: Unit 104B, map 4, block 7 lot 4
- Loading: One (1) Loading Dock Door
- Height: 18' ceiling height in the warehouse area.
- Building: 24,330± sf on 2.8 acre lot, zoned IP2
- Parking: 2 Deed Spaces, 4 marked parking spaces.
- RE Tax and Condo Fee: \$7,884.20 Condo Fee \$306 per month
- Condo Fee Includes: Master insurance, snow plowing, and landscaping.
- Available: Immediately. *no permit info per assessor
- SALE PRICE REDUCED: ~~\$459,000.00~~ \$435,000.00



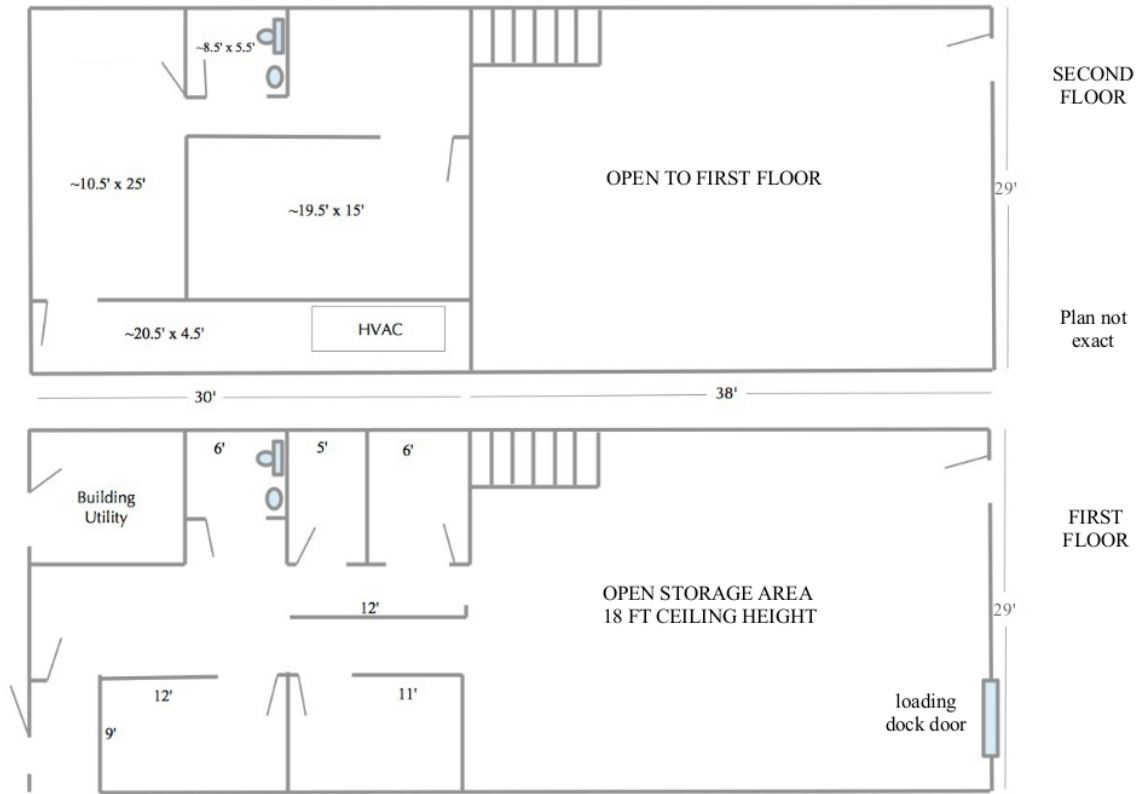
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1 PRESIDENTIAL WAY, UNIT 104B, WOBURN, MA



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Plan not drawn to scale.