

Building 200 Baker Avenue

Property Description:	A 3 story, 51,351 SF brick and glass office building
Property Location:	200 Baker Avenue, Concord
Access	Located at the top of Baker Avenue Extension off Route 2
Expansion Potential:	None
Uses:	Office, Research and Development
Parking	4 per 100
Construction:	Steel framed, red brick and glass
HVAC:	Gas fired roof top units
Column Spacing:	25' X 25'
Water:	Town
Sewer:	Private Septic - 6,000 gallons
Gas:	Yes
Power:	Westinghouse Switchgear, 1000 AMPS, 277/480 volt
Loading Docks:	None
Roof	Firestone - EPDM Installed 11/20/00 - 20 year warranty
Bldg Renovations:	Undergone extensive upgrade to common areas in 2006
Space Available:	3898 RSF
Leasing Information:	Winstanley Enterprises LLC 150 Baker Avenue Extension Concord, MA. 01742 Barbara Green 978-287-8615