

586

MANLEY

WEST BRIDGEWATER, MA



48,600 - 210,600 SF
INDUSTRIAL SPACE FOR LEASE

CONSTRUCTION COMPLETE!

SITE PLAN



Site Size:
19.9 Acres



Building Size:
210,600 SF

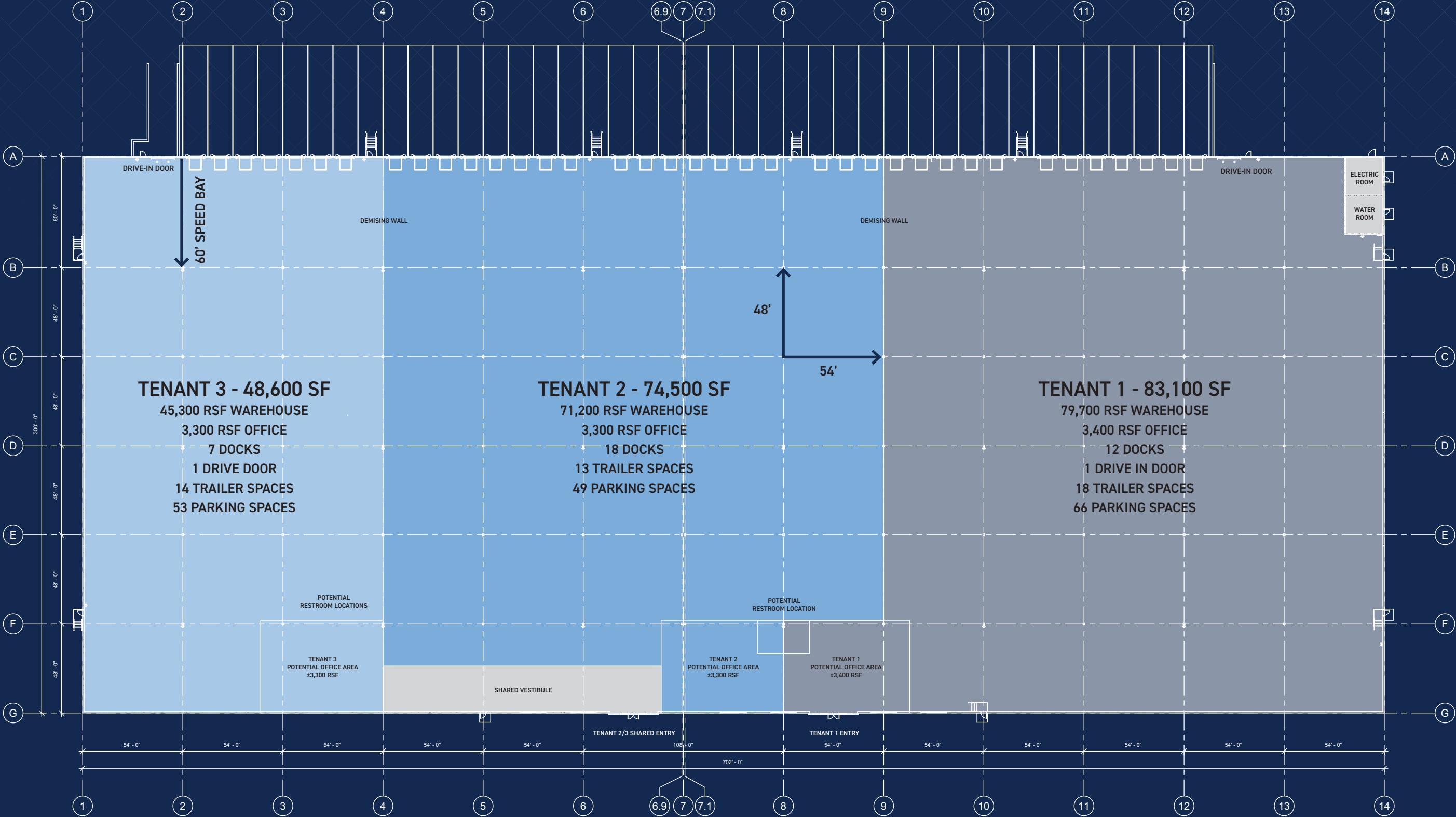


Loading Docks:
37

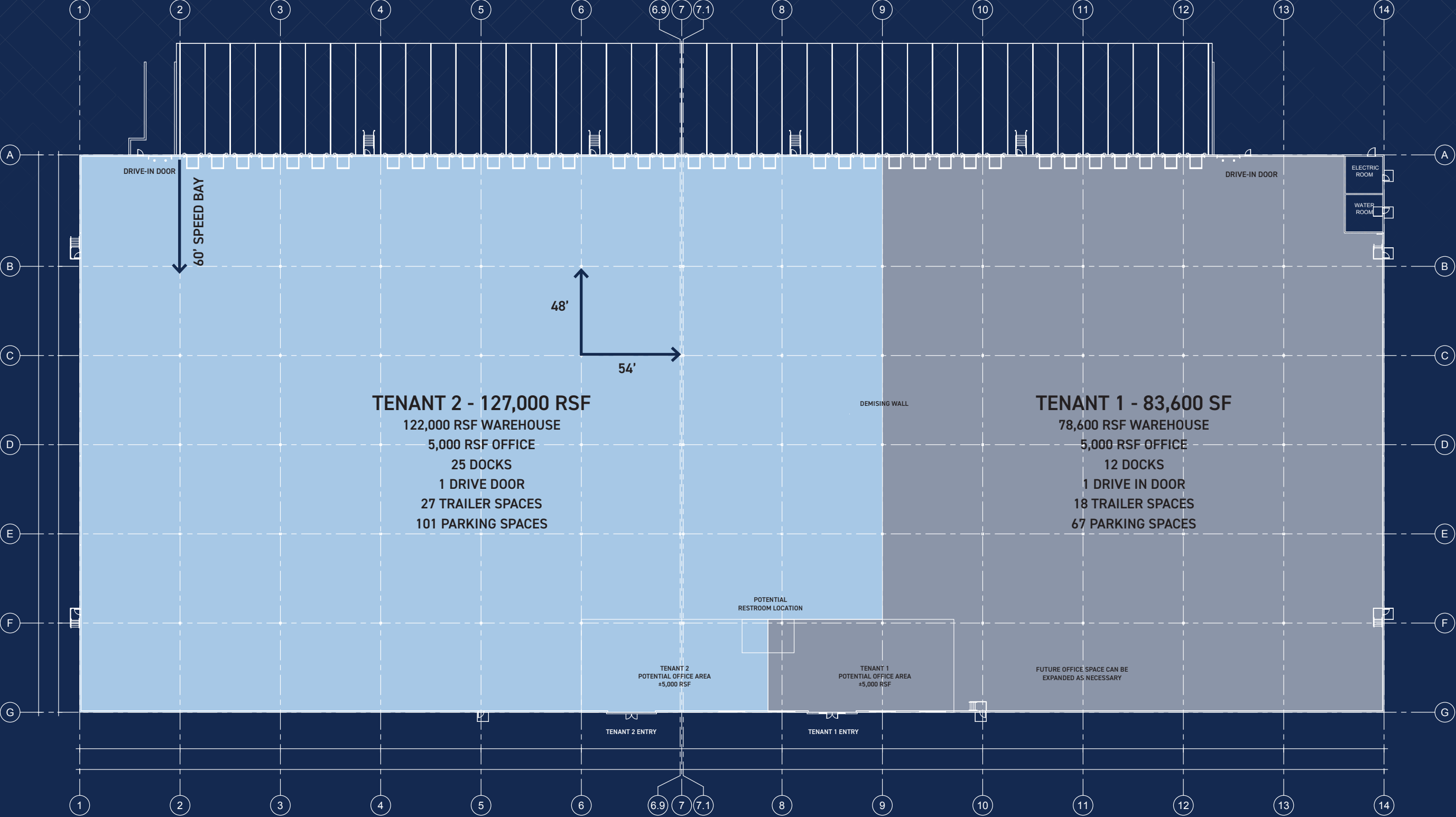
BUILDING SPECIFICATIONS | AVAILABLE SPACE 48,000-210,600 SF

LOADING DOCKS:	37 Loading docks / 2 Drive-in Doors	CLEAR HEIGHT:	36'	UTILITIES:	Electric: National Grid Gas: Eversource Water: Town of West Bridgewater (pumped 3,000 GPD sanitary septic system)	ZONING:	Industrial Zoning Warehouse Approved Use special Permit Approved
FLOOR SLAB:	Slab on Grade – 250 lbs live load	COLUMN SPACING:	(54' x 48'); 60' Speed Bay			LAND AREA:	+/-19.9 Acres
FIRE PROTECTION:	ESFR	BUILDING DIMENSIONS:	702' X 300'	POWER:	2,500 Amps	TRUCK COURT:	185' deep
PARKING:	Car Parking: 168 Trailer Spaces: 45 Potential Parking Expansion: +/- 101 (±1 acre outdoor storage)			LIGHTING:	LED		

PROPOSED THREE TENANT PLAN



PROPOSED TWO TENANT PLAN



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DRIVE TIMES

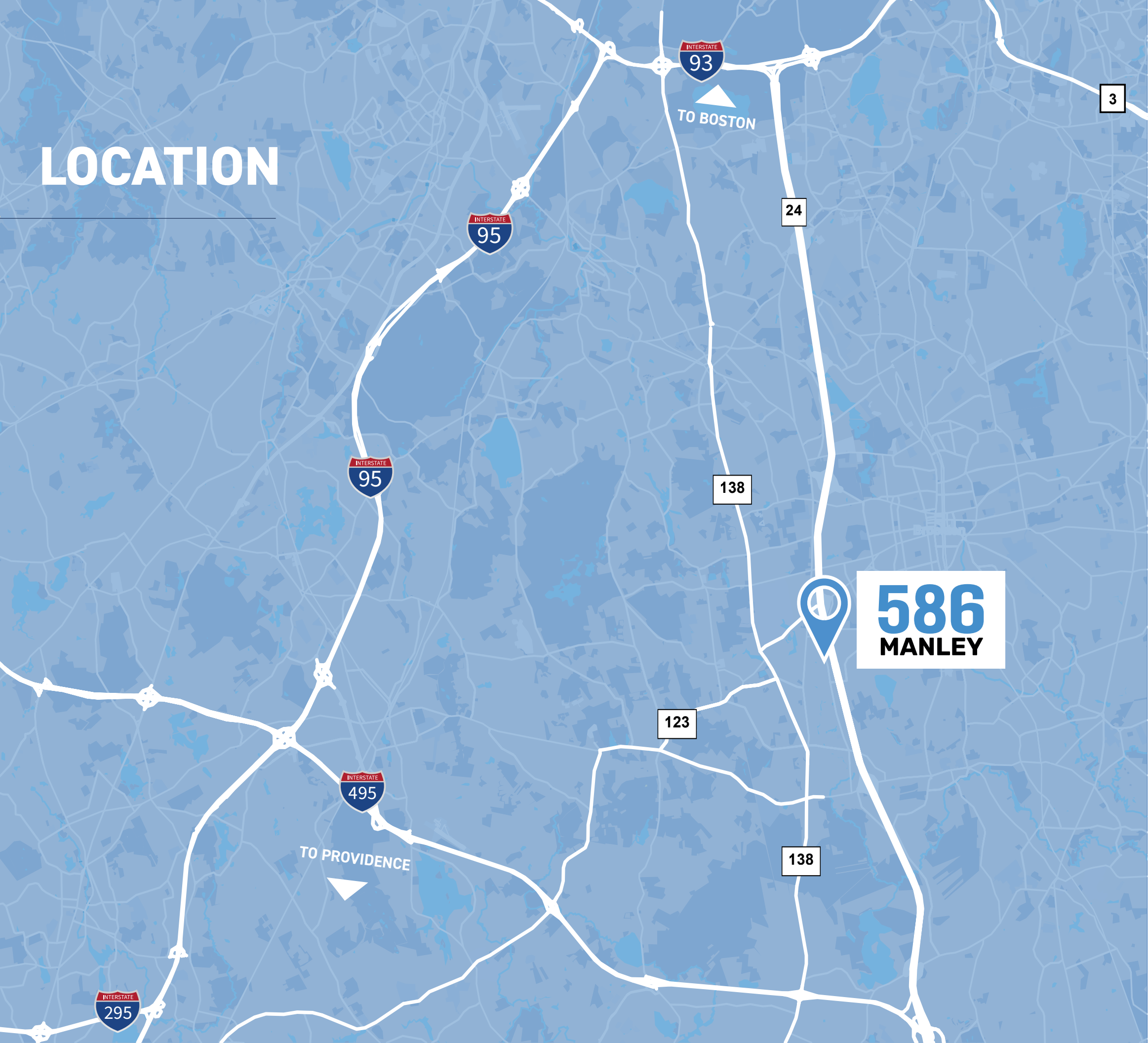


TO BOSTON



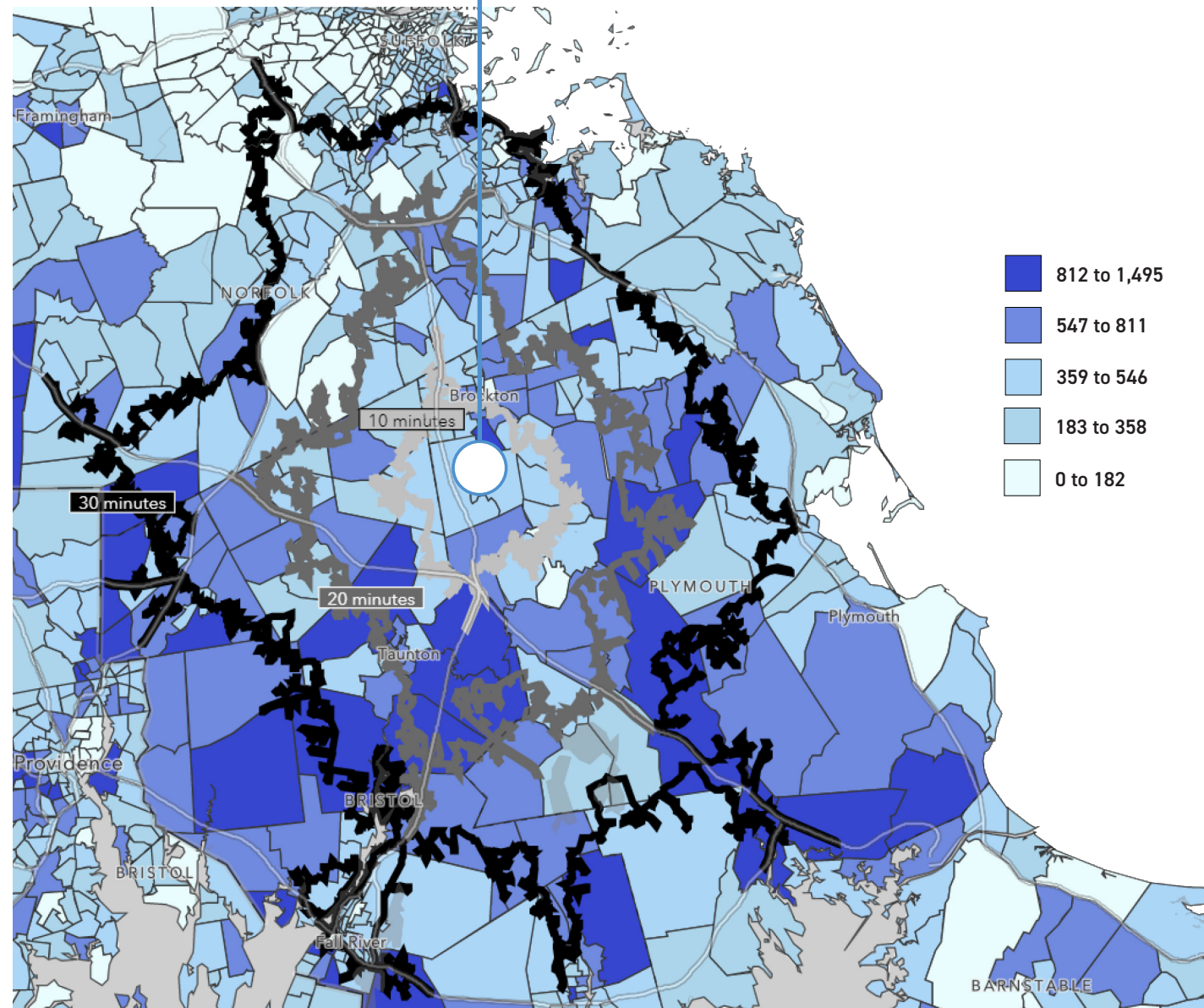
TO PROVIDENCE

LOCATION



NEIGHBORING COMPANIES

WEST BRIDGEWATER LABOR FORCE ANALYSIS



7,051
Labor Force

35,658
Labor Force

92,730
Labor Force



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National Development is a vertically integrated real estate investment, development, construction and management firm. We work closely with our partners and tenants to create vibrant places and deliver state-of-the-art buildings. Through over 300 projects and three decades of experience, we have become part of the communities in which we work. Our local knowledge and relationships combined with our technical understanding and permitting expertise result in exceptional projects.

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PROJECT BY:**LEASING BY:**

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