

— FOR LEASE —
±40,000 SF AVAILABLE
Truck Terminal on 10.4 Acres
72 Loading Positions



BUILDING SPECIFICATIONS

Availabilities - Warehouse - Office - Garage	±35,825 SF ±3,526 (included in warehouse SF) ±4,385 SF	Recent Improvements	LED Lighting, New Dock Doors, Office, and Asphalt/Concrete
Year Built Year Renovated	1980 2024	Power	600 Amps
Land Area	10.4 Acres	Parking	±70 Employee Parking Spaces ±75 Trailer Parking Spaces
Loading	71 Loading Docks 1 Ramped Drive-in 3 Shop Bays	Utilities	Electric – Reading Municipal Light Department Gas - National Grid (Boston Gas) Water - North Reading Water Department

BUILDING PHOTOS



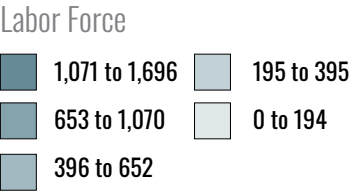
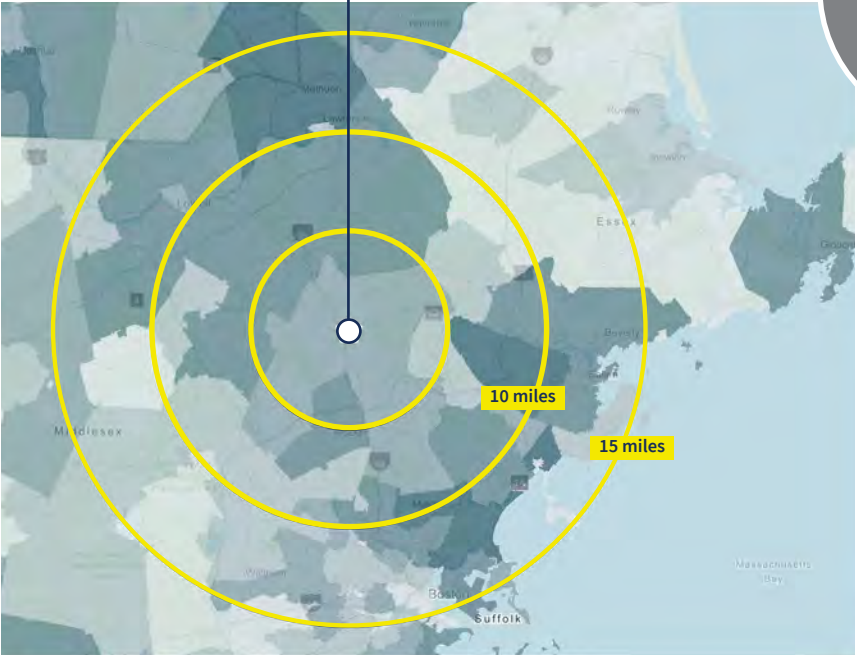
SITE PLAN



LABOR AND DEMOGRAPHICS

95 CONCORD STREET
NORTH READING

NORTH READING LABOR FORCE ANALYSIS



LOCATION

DISTANCE TO —

93 02 minutes

125 05 minutes

95 05 minutes

495 09 minutes

TO
BOSTON 20 minutes

TO
NASHUA 34 minutes

95 CONCORD STREET
NORTH READING



NORTH READING

WAKEFIELD

BOSTON



FOR MORE INFORMATION PLEASE CONTACT

DANE CARACINO

Associate

+1 617 640 0316

Dane.Caracino@jll.com

JOE FABIANO

Senior Managing Director

+1 617 531 4228

Joe.Fabiano@jll.com

MICHAEL CIUMMEI

Senior Managing Director

+1 617 531 4285

Michael.Ciummei@jll.com

RACHEL MARKS

Senior Managing Director

+1 508 259 2440

Rachel.Marks@jll.com

CHELSEA ANDRE

Senior Vice President

+1 617 946 2412

Chelsea.Andre@jll.com

KENDALL SULLIVAN

Associate

+1 978 882 3259

Kendall.Sullivan@jll.com

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