

FOR LEASE



±492,750 SF HIGH-BAY BRAND NEW INDUSTRIAL CONSTRUCTION



**NORTHWEST BOSTON
LOGISTICS CENTER**

406 & 424 Middlesex Rd, Tyngsborough, MA

**Q1 2025
DELIVERY**

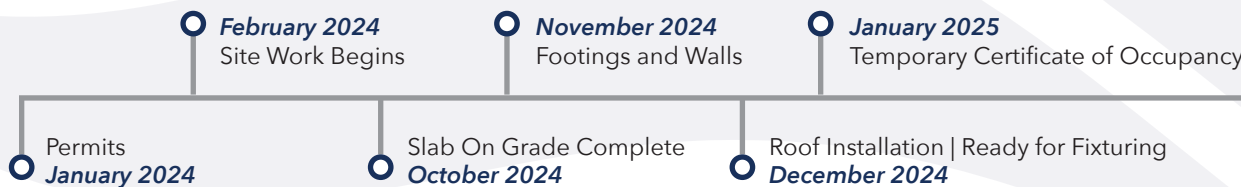
SITE PLAN



BUILDING SPECIFICATIONS

Building Size	±492,750 SF
Building Dimensions	450' x 1095'
Land Area	±83 acres
Clear Height	40'
Column Spacing	50' x 50' (typical) with 60' speed bays
Loading	118 tailboard docks
Auto Parking	±0.86/1,000 SF (427 auto)
Trailer Parking	145 trailer drops
Lighting	LEDs
Sprinkler	ESFR
Power	4,000 amps
Construction	Tilt wall
Floor Slab	7" slab on grade
Zoning	Industrial
Utilities	- Gas: National Grid - Electric: National Grid - Water/Sewer: Tyngsborough Water District

PROJECT SCHEDULE



ACCESS AND LABOR



LOCATION AND AMENITY MAP



LOCATION AND AMENITY MAP

Willow Springs Plaza

Pheasant Lane Mall


NORTHWEST BOSTON
LOGISTICS CENTER

Exit 91

3

FOR LEASE
±492,750 SF
Industrial Development



CONTACT

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