

Brookfield Properties



4 Enterprise Road

Billerica, MA 01821

4 Enterprise Road is a 105,161 square-foot industrial facility in Billerica, MA. Conveniently located off the Middlesex Turnpike, the building is situated in an established park setting which serves the industrial, logistics, life science, and high-tech manufacturing community. Employers benefit from convenient accessibility to labor, amenities, and logistic routes through its immediate proximity to Route 3 and Interstates 495, 95 and 93. Planned upgrades to the exterior and interior of the building will provide tenants with a professional image and prominent presence along Dunham and Enterprise Roads.

Building Specs

TOTAL BUILDING: 105,161 sq. ft.

AVAILABLE: 105,161 sq. ft.

OFFICE AREA: 3,537 sq. ft.

CLEAR HEIGHT: 26'-2" to girder, 28'-6" to trusses

DOCK DOORS: 19 (8x8 and 8x10)

TRUCK COURT: 140'

COLUMN SPACING: 50' x 40'-9"

FLOOR SLAB THICKNESS: 6" reinforced concrete

AUTO PARKING: 94 spaces

UTILITIES:

POWER: 800 Amps, 480/277-volts, 3-phase

GAS: Eversource

WATER & SEWER: Septic

SPRINKLER: ESFR

ACRES: 6.53

Location



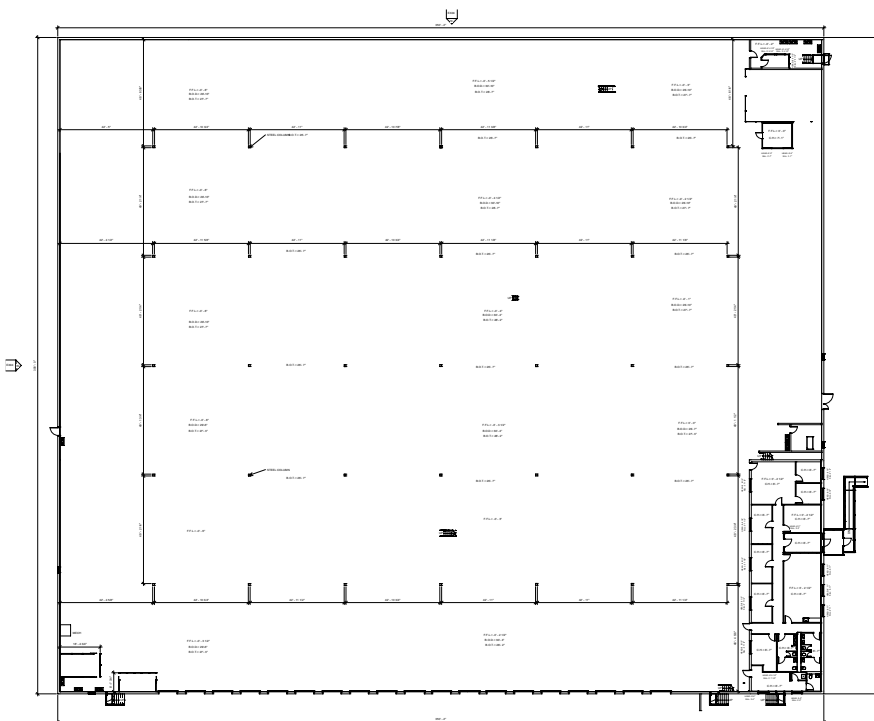
- Located off the Middlesex Turnpike and proximity to Route 3 and Interstates 495, 95 and 93.
- 12 miles to I-90
- 21 miles to Boston

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For more information, or to set up a tour, please contact:

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