



SOMERNOVA

A campus where
you can **create**
and **be bold.**

A 7.4 acre campus for innovation and community
with a mission to help entrepreneurs and companies
iterate and grow faster.

Is your business built on self-expression, exploration, and innovation?



Your Talent is Here.

Somerville has one of metro Boston’s highest concentrations of engineering and tech professionals per square mile. We invite you to discover why **SOMERNOVA** is the place to find today’s talent and tomorrow’s workforce.



where
art meets
science.

Since the early part of the 21st century, **SOMERNOVA** has been known as a place for people to create, iterate and test the boundaries of what is possible. From American Tube Works, Ames Safety Envelope to now a cluster of climate solutions and tough tech companies along with a brewery, climbing gym, non-profit maker space & more - the spirit of innovation and manufacturing continues.

Amenities & Mobility



On-site property management



Walking distance to 5x Public Transit Stations



Large indoor tenant amenity common area



Large outdoor area with seasonal event programming



Aeronaut Brewery and taproom on site



Brooklyn Boulders Rock Climbing and Gym on site



Campus Wellness Services



Electric charging stations



200+ on-site parking spots



“ Greentown Labs is passionate about the future of Somerville and we’re proud to be part of its technology renaissance. As the largest cleantech incubator in the United States, we’re particularly excited about the City’s sustainability goals and focus on manufacturing, two of the key attractors that drew us to move our business to Somerville in 2013. Rafi has shown they’re betting big on the future of the City as well, and we’re thrilled to have them as a partner! ”

Dr. Emily Reichert, CEO, Grreentown Labs

Somernovians

These pioneering innovators already call Somernova home.

30 Dane Street



28 Dane Street



24 Dane Street



8 Tyler Street



10 Tyler Street



12 Tyler Street



14 Tyler Street



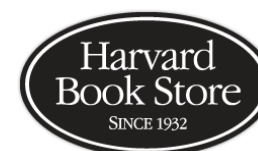
15 Properzi Way



21 Properzi Way



14 Park Street



28 Park Street



24 Park Street



Daily *rebalancing* for the mind, body and more.

A holistic support system designed to help people and companies at all stages of growth.

Meditation & Mindfulness

With so many sights and sounds in our environment, learning to quiet the noise is crucial to success. We offer FREE weekly meditation.

Healthcare Services

Vision clinics and mobile dentistry, access to behavioral health experts - our campus healthcare services are rapidly expanding. Your health is our priority.

Professional Services

Professional headshots and retirement planning, accounting advisors, career development & more.

Roller Blading Club

New to the 2021 program, RBC brings together bladers & skaters for some COVID safe exercise & convos.

E-Scooter & Cargo Bike Rentals

As part of a micro-mobility pilot, usage of electric vehicle fleet is FREE to SOMERNOVA tenants, employees, guests & more.

Tenant Meet Ups

Informal monthly meetups for tenants to share ideas, learn about upcoming events & discuss ways to iterate and improve campus services.

RECESS *for adults*

Being a grownup isn't all about being serious all the time — adults have a right and a need to play, too.

Barbers & Beauty

A pop up barber shop to IV hydration, 20 minute mani's, physical therapy, a custom tailor and more.

Community Partnerships

We facilitate and initiate partnerships between our tenants and local organizations, municipalities and non-profits to further our shared commitment to making this world a better place.

Internship Program

In collaboration with Somerville High School, we create opportunities for tomorrow's talent to connect with today's innovators.

Campus Socials & Events

Campus social events throughout the year designed by and for members of the Somernova community!

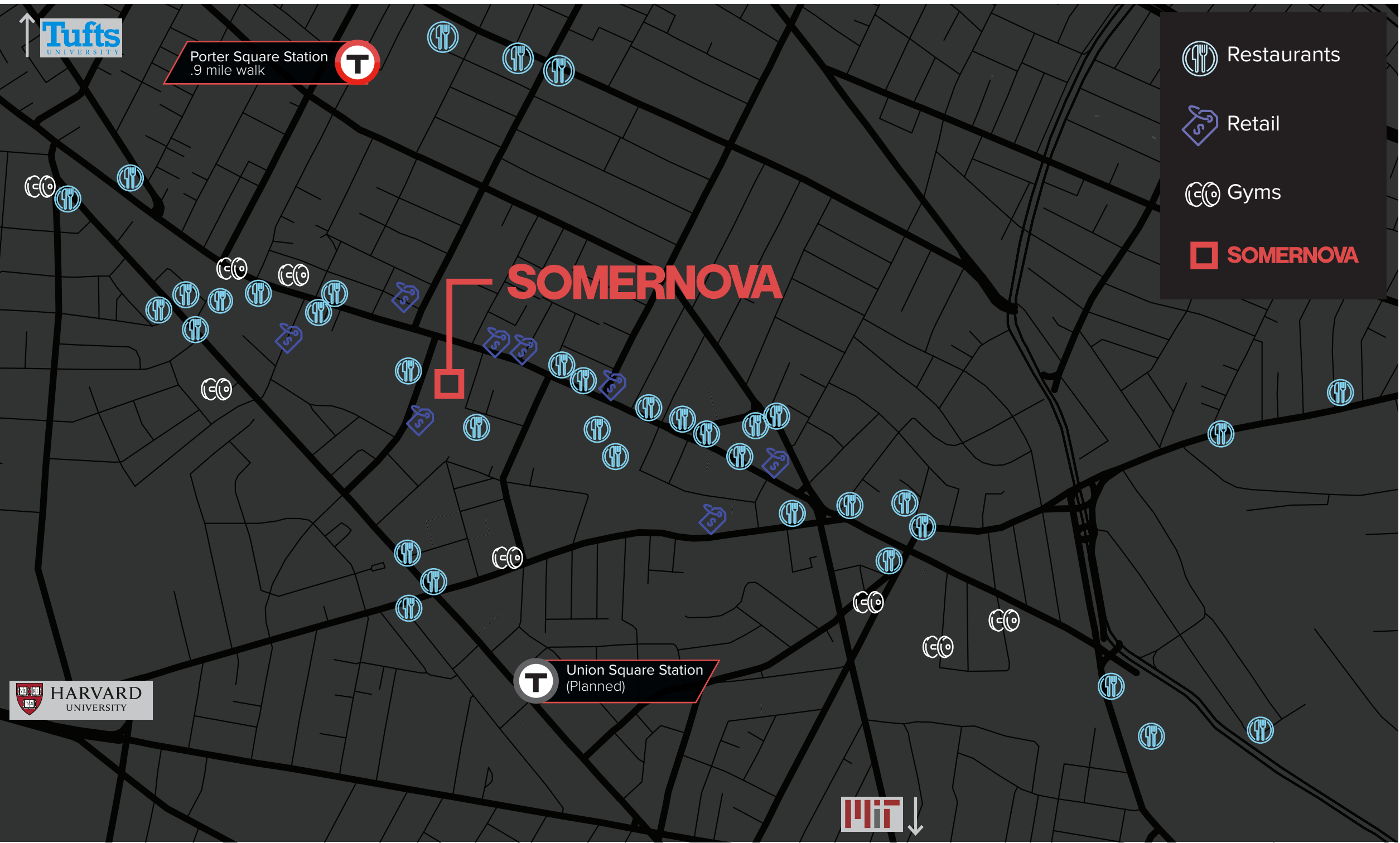
Robot Run Club

From Titan class Astrobots to a personal delivery robot named Gita, lace up those sneakers - lots to see in Somerville's rapidly expanding robotics cluster.



Neighborhood

Located in the middle of the “*Brain Power Triangle*” **SOMERNOVA’s** proximity to the area’s intellectual capital is unmatched with Tufts and Harvard universities and MIT just steps away.



Within 1 mile...

- 3 MSF RETAIL
- 230 RESTAURANTS
- 4,500 MULTI-FAMILY UNITS
- 10 HOTELS
- 7 PARKING GARAGES
- 10 GYMS

A place of *convenience & connectivity*

The **SOMERNOVA** campus is convenient by bike, bus, rideshare, or on foot via Somerville's pedestrian-friendly city. Adjacent to Cambridge and just 15 minutes from Downtown Boston, it provides the necessary accessibility to attract today's dynamic workforce.



1.3 miles from
Kendall square



Walk score of 96



Bus Routes **connecting**
to all points in the city



1 Mile to I-93



A place of *talent & diversity*

Somerville has one of metro Boston’s highest concentrations of engineering and tech professionals per square mile. Discover why Somernova is the place to find today’s talent and tomorrow’s workforce.



55,046

people live within a 20-minute commute by foot to Somernova

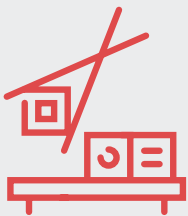


Named one of the best places to live in America by Money Magazine



71%

of residents within two miles of Somerville have graduate degrees and/or PHD



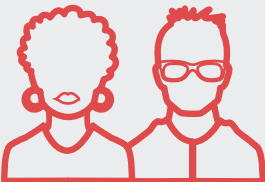
Home to
FIVE

of Boston Magazine’s 2019 Best Restaurants in Boston



Total household earning of over
\$100K

is expected to grow by over 22% in the next five years



46%

of current Somerville residents are millennials





SOMERNOVA

We reduce your
daily problems
so you can focus
on solving the
big ones.

Learn more at
www.somernova.com

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Rafi Properties

