

600 s.f. to  
60,000 s.f.  
suites  
available!

## Tranquility and Value in a Business Campus

Stone walls, scenic roads, and wooded views distinguish this brand new, 60,000 SF office building in historic Sudbury, Cummings Properties' latest addition to its North Road business campus. The readily accessible location is the perfect cost-effective alternative to Waltham office space.

- Built-to-suit
- Full-service leases at affordable rates
- Abundant free parking
- Close to Route 2 and Interstate 95
- Spectacular long distance scenic views
- Designed to meet LEED certification
- Restaurants, hotels and shopping nearby
- Wide-open 20,000 floorplates

144 North Road is ideal for corporate or regional headquarters and perfect for growing firms with future expansion requirements. Ground floor warehouse space is also available. Lease up to 20,000 s.f. at an annual rate of only \$7.60 NNN per square foot. To schedule a tour, call Cummings Properties' Vice President- Leasing, Eric Anderson, at 781-932-7038.



First-class office



Warehouse space