

200 Boston Avenue

Medford, Massachusetts

Laboratory Suites Available

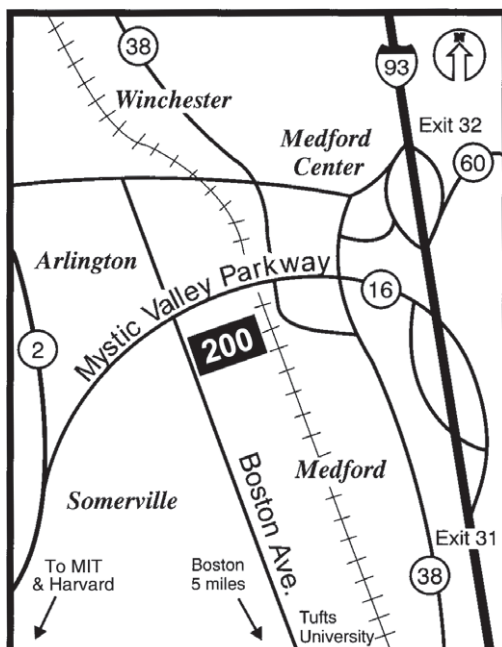


14,130 SF

- **Subdividable**
- **Available now**
- **Minutes from I-93**



200 Boston Avenue offers distinctive, newly renovated first class lab, office, R & D, and facilities with easy access to Boston, Cambridge and the surrounding areas. Perimeter floor to ceiling windows and large expansive floors offer maximum flexibility for almost any business requirement.

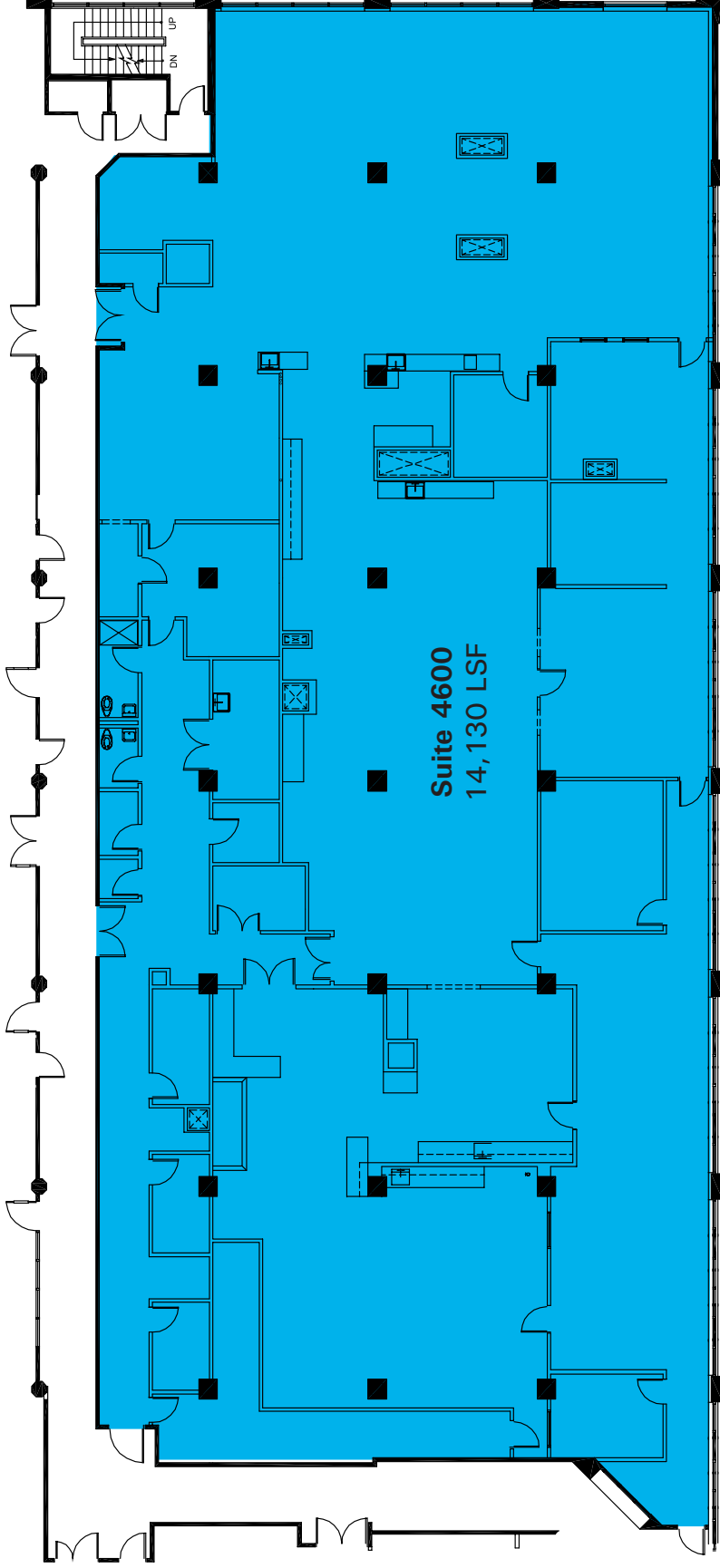


Building Features:

- Up to 14' ceiling height
- 204,000 SF on 5 floors
- Subdivides to 1,000 SF
- Floor to ceiling tinted windows
- Unique, historical building design
- Modern passenger and freight elevator
- Fully sprinklered fire protection system
- Wide bay floor areas with heavy load capacity

Location:

- Parking garage
- 5 miles north of Boston
- 1 mile to I-93 and Route 2
- Ample free parking on-site
- On-site MBTA bus service
- Close to MBTA rail services
- 10 minutes to Boston's Logan Airport
- Convenient nearby services



Lab Area Features

- Fume hoods
- Top floor location
- Chemical storage room
- Former ArQule Laboratory
- 250 tons of air conditioning
- Tile floor with accent colors
- Active pH adjustment system
- Extensive gas distribution piping
- Expansive tall perimeter windows
- 150 KW Kohler back-up generator



Cummings Properties' highly experienced professionals assure quality building management including leasing, space planning, design, construction, and maintenance. Since 1970 this successful development and property management experience has earned Cummings Properties its long-standing reputation for operational and service excellence.

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