

FOR SALE

Office Building

109 Rhode Island Road (Route 79), Lakeville MA



Two Quality Long-Standing Tenants

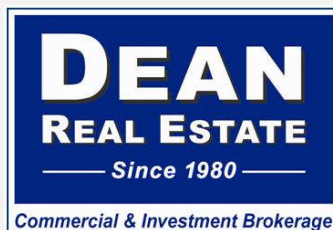
Current Gross Income \$99,000

Potential Gross Income Approx. \$178,000

Some vacancy

Property Summary

- **Located directly off Route 495**
- **Growing commercial area**
- **Abuts an industrial park**
- **Land area 1.7 acres**
- **275 feet of street frontage**
- **17,190 SF gross rentable area**
- **8 rental units**
- **Built 1987**
- **Separate electric & gas meters**
- **Plenty of parking**
- **Septic system & town water**
- **Handicap lift & ramps**
- **Sprinklers & smoke/heat sensors**



'Specialized Experience You Can Trust'

Please Contact Steve Porter

508.824.7946 or 781.982.2929

Email Steve@DeanRealEstate.com

Visit www.DeanRealEstate.com