

CHELSEA SQUARE



45-47 SPRUCE STREET

8,733 SF AVAILABLE
FLEX/INDUSTRIAL



CHELSEA SQUARE

Chelsea Square in Chelsea, MA is seven-(7) building +/-260,000 rentable square foot mixed use urban campus property and home to such companies as Chelsea Clock, Eastern Bank and a satellite location for Bunker Hill Community College. Chelsea Square can accommodate a variety of user types ranging from medical to office, light manufacturing and biotech.

Exceptionally well located with the Boston skyline as its backdrop, Chelsea Square is just minutes to downtown and Boston's CBD and Logan International Airport with immediate access to the MBTA's Silver Line and Commuter Rail.

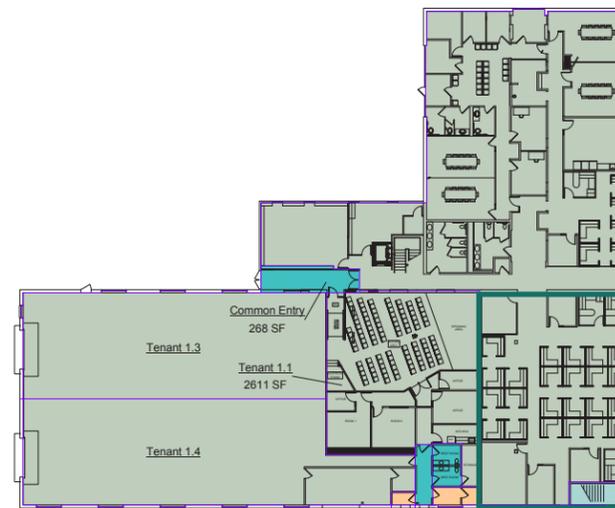
Area amenities include countless dining options such as Chelsea Station Bar & Grill, Dunkin Donuts, and Five Guys. The adjacent Mystic Mall is anchored by Market Basket with other well know retailers such as Home Goods and T.J. Maxx. Nearby lodging options include the Hampton Inn, Hilton Double Tree and the Encore Boston Harbor. Chelsea Square amenities include a grab and go café, on-site property management, an Eastern Bank branch and an MBTA Silver Line stop.

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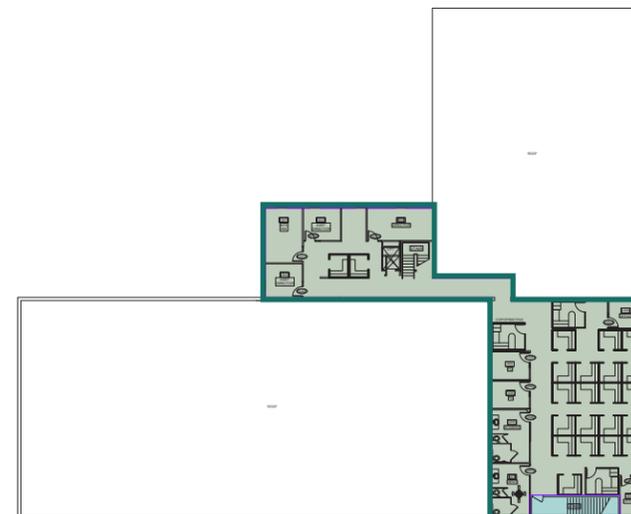
Availability:	8,733 SF	Power:	1,000 Amps, 120/208 Volt, 3-phase
RBA:	27,000 SF	Clear Height:	18'
Stories:	Two	Loading:	Two (2) grade-level loading doors
Year Built:	1970	Amenities:	- Access to 70 Everett Ave conference center with storage, wet bar & sink. - Market in the Square grab and go coffee. - Chelsea Station Restaurant & Lounge.
Parking:	3/1,000 SF		
Tel/Data:	Comcast & Verizon		

45-47 SPRUCE STREET

FLOOR 1
4,000 SF AVAILABLE



FLOOR 2
4,733 SF AVAILABLE



-  **5 MIN. WALK**
TO CHELSEA STATION
(COMMUTER RAIL & SILVER LINE)
-  **15 MIN. DRIVE**
TO BOSTON LOGAN AIRPORT
-  **0.1 MILE**
TO ROUTE 1 NORTH & SOUTH
-  **3 MILES** TO I-93 SOUTH **4 MILES** TO I-93 NORTH
-  **5 MILES**
TO I-90 MASS PIKE

 **CVS pharmacy**

 **DUNKIN'**

 **CHELSEA STATION**

CHELSEA  

Encore
BOSTON HARBOR



CHELSEA SQUARE

FOR MORE INFORMATION PLEASE CONTACT:

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