

260

S. WASHINGTON ST

NORTON, MA

±59,230 SF

FREEZER / COOLER SHALLOW BAY

DIVISIBLE TO 7,200 SF



NEWMARK

INTERIOR

- Total Size: ±59,230 SF
- Office: 1,200 SF per unit (600 SF over 600 SF)
- Ceiling Height: 28' clear
- Column Spacing: 55' W × 40' D
- Staging Bay: 40' × 40' (excluding offices)
- Lighting: LED
- Sprinkler: Preaction system with ESFR heads
- Water & Sewer: City of Norton domestic water service / Bristol county Sewer/Norton sanitary sewer service
- Power: 1600 amps

EXTERIOR

- Loading: 16 (9' × 10') docks; 2 docks per unit
- Equipment: All docks equipped with 45k lb levelers, bumpers, seals, vision panels, and track guards
- Car Parking: 20 spaces
- Trailer Parking: 31 spaces
- Concrete Apron: 60'
- Truck Court Depth: 200'



PURPOSE BUILT COLD STORAGE FEATURES

- Roof: 60-mil TPO R-55 rated
- Temperature Control: -15°F to 55°F in freezer coolers
- Dock: Docks Cooled to 38°F
- Parking: 30 amp plug-ins at trailer parking positions available
- Construction: Pre-cast concrete panels for loading docks and insulated metal panels for freezer/cooler
- Sub-floor: Glycol heating system
- Dock Equipment: Insulated dock door panels \ rated for refrigeration



SEE THE FACILITY
IN ACTION



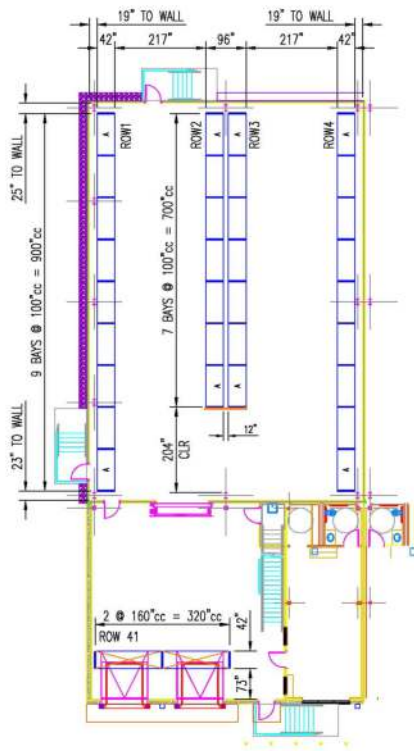
Distance to Ports, Airports & Interstates

25 miles	Port of Providence (RI)
30 miles	Port of New Bedford
35 miles	Port of Boston
4 miles	Mansfield Municipal Airport
19 miles	Norwood Memorial Airport
25 miles	Rhode Island T. F. Green International Airport
28 miles	New Bedford Regional Airport
36 miles	Boston Logan International Airport
3 miles	Massachusetts Route 140
4 miles	Interstate 495
12 miles	U.S. Route 1 / I-95

MHE & WMS ALLOWANCES AVAILABLE TO NEW TENANTS - INQUIRE FOR MORE INFORMATION

OPTION 1

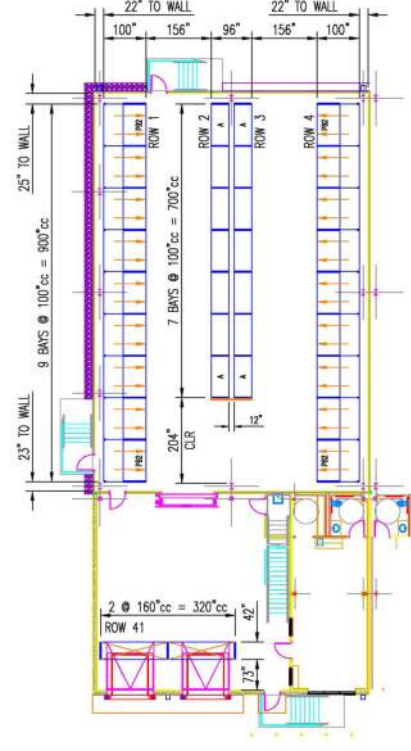
Single Selective



Total Number of A Type Bays- **32**
Total Number of Dock Bays Type Bays- **2**

OPTION 2

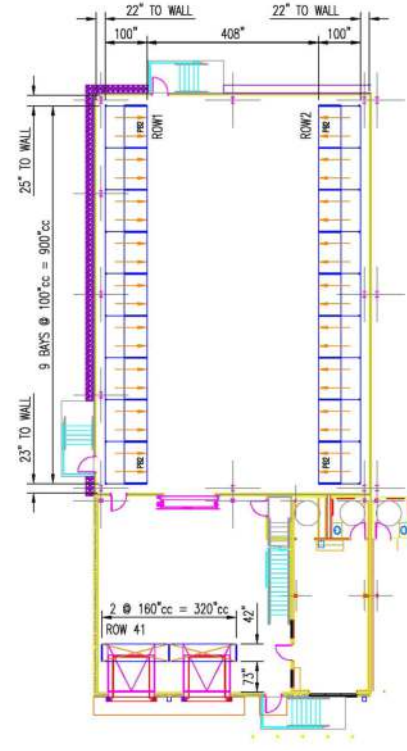
2Deep Glide-in & Single Selective



Total Number of A Type Bays- **14**
Total Number of PB2 Bays- **18**
Total Number of Dock Bays Type Bays- **2**

OPTION 3

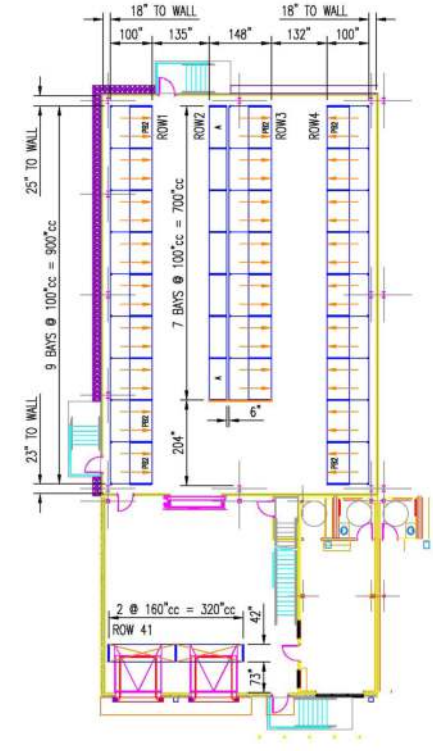
2Deep Glide-in



Total Number of A Type Bays- **17**
Total Number of Dock Bays Type Bays- **2**

OPTION 4

2Deep Glide-in & Single Selective



Total Number of PB2 Bays- **24**
Total Number of A Type Bays - **7**
Total Number of Dock Bays Type Bays- **2**



PRESENTED BY

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