

FOR SALE/LEASE: SPRINGFIELD INDUSTRIAL

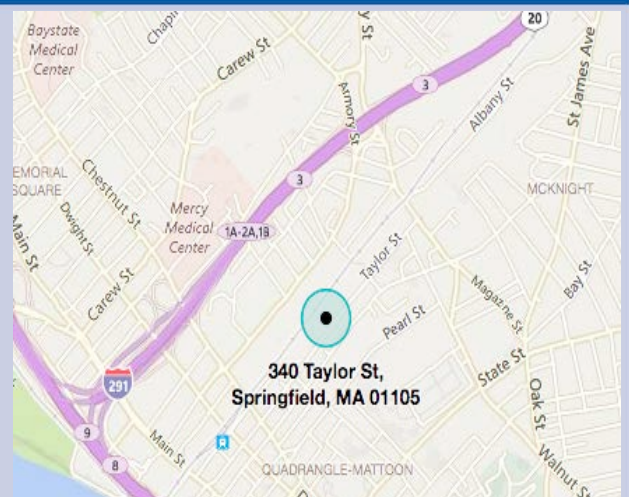
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340 TAYLOR STREET, SPRINGFIELD, MA

Modern high bay 140,240 square foot industrial facility. 28'-34' ceilings, heavy power, 14 loading docks, fenced yard with trailer storage. Food service capability with approximately 52,000 square feet of high bay freezer and cooler space. Excellent highway access just minutes to Massachusetts Turnpike, I-91 and I-291.

For more information or to schedule an appointment please contact Kevin Jennings at 413-731-7770.



Solutions that fit your needs.
It's that simple.

413-731-7770

Commercial Real Estate Solutions



73 Chestnut Street, Springfield, Massachusetts 01103

340 TAYLOR STREET, SPRINGFIELD, MA

BUILDING

Type of Property:	Industrial Warehouse with Freezer & Cooler Capacity
Price:	\$3,295,000 For Sale; \$3.75 per Square Foot NNN
Gross Building Area:	140,240 Square Feet – 18,517 SF Office, 121,723 SF Warehouse (11,000 SF Cooler & 40,600 SF Freezer)
Floors:	Concrete
Lighting:	T5 Fluorescent
Loading Docks:	14 – 8'x10'
Year Built:	1985 with additions 1989-1999
Roof:	Standing Seam Metal/Rubber Membrane

LAND

Land Area:	7.39 Acres
Zone:	Industrial
Frontage:	Taylor Street
Parking:	On-site Fenced Parking with Additional Overflow Parking on Taylor St.

MECHANICAL

Heat:	Gas – Forced Hot Air
Air Conditioning:	Air Conditioned Office
Electrical:	2,000 Amps plus 1,200 Amps Service; 3 Phase Service

UTILITIES

Water:	Public
Sewer:	Public
Gas:	Columbia Gas of Massachusetts
Electric:	Eversource

REAL ESTATE TAX

Real Estate Taxes:	\$102,438.00
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Call Today 413-731-7770



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