



53 OCEAN ST

LYNN, MA

2,800 SF INDUSTRIAL BUILDING ON 0.12 AC | FOR SALE

- Clean 21E Environmental Report
- 3 Miles to Nahant Beach
- 5.8 Miles to Route 95

EXCLUSIVE AGENT



THE  
STUBBLEBINE  
COMPANY

CORFAC INTERNATIONAL



PROPERTY SUMMARY



PROPERTY DESCRIPTION

2,800 SF glass production building for sale

PROPERTY HIGHLIGHTS

- Sale includes glass business on premises
- Clean 21E Environmental Report

BUSINESS HIGHLIGHTS

- In business for over 20 years - custom glass work
- 12 year S corp name
- \$1.3 - \$1.5 annual revenue
- Further financial details available upon NDA
- 2 full time and 1 part time employees
- 80% repeat business
- 3 custom fit Chevy trucks included

PROPERTY SPECIFICATIONS

|                |                       |
|----------------|-----------------------|
| Building Size: | 2,800 SF +/-          |
| Lot Size:      | 0.12 AC               |
| Power:         | 240 v - 3 phase       |
| Clear Height:  | 13' Clear             |
| Loading:       | 20' x 10' garage door |
| Sale Price:    | Market                |

| DEMOGRAPHICS      | 3 MILES   | 5 MILES   | 10 MILES  |
|-------------------|-----------|-----------|-----------|
| Total Households  | 48,309    | 95,278    | 318,836   |
| Total Population  | 130,271   | 242,839   | 805,421   |
| Average HH Income | \$116,214 | \$121,988 | \$132,329 |



ADDITIONAL PHOTOS







### HIGHWAY PROXIMITY

**INTERSTATE 95**  
5.8 MILE  
17 MIN

**ROUTE 1**  
6 MILES  
18 MIN

**ROUTE 99**  
7.6 MILES  
22 MIN

**BOSTON, MA**  
14 MILES | 32 MINS  
**GLOUCESTER, MA**  
24 MILES | 35 MINS

**53 OCEAN ST.  
LYNN, MA**

**Boston Logan  
International  
Airport**

**BOSTON**

**DSV**

**CardinalHealth™**

**McCue**

**Tobin Scientific**

**COSTCO  
WHOLESALE**

**NORTHSHORE MALL  
A SIMON MALL**

**KETTLE CUISINE.**

**STAR  
WASTE SYSTEMS**

**THE HOME  
DEPOT**

**ExtraSpaceStorage.**

**GLOBAL  
PROTECTION  
CORP.®**

**GE Aerospace**

**ups iStorage®**

**Intoxalock®  
IGNITION INTERLOCK**

**LOWE'S**

**Baldor**

**WHO BUT  
W.B. MASON**

**GARDEN**



# 53 OCEAN ST

## LYNN, MA

FOR SALE | 2,800 SF INDUSTRIAL BUILDING ON 0.12 AC

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