

# 3 Lopez Road

Wilmington, Massachusetts



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*Available For Sublease*

# 3 Lopez Road

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Nordlund Associates Inc. is pleased to present 3 Lopez Road Wilmington a 53,500 SF Flex building with up to 20,000 SF available for sublease. 3 Lopez recently underwent significant redevelopment, the building has a new roof, facade, windows and is in "white box" condition. Property consists of 14' clear to the joist and 16' to deck, 5 Loading docks, 2 drive in doors, 3,000 amp 480-volt service. Flexible terms, willing to sign long term and provide improvements to space, subject to businesses' desired specifications.

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# Property Summary

## Location Description

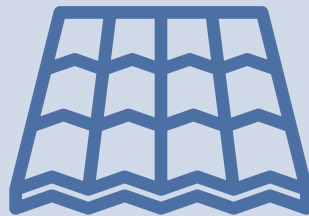
3 Lopez Road is conveniently located just off of I-93 in Wilmington exit 33 Concord Road. Close by to downtown Wilmington, as well as several restaurants and retail establishments, just five minutes to I-95 and 18 minutes to Boston. Great opportunity for business targeting easy highway access and located within Corporate neighbors such as Takeda, Teradyne, FedEx & Lennox Industries.



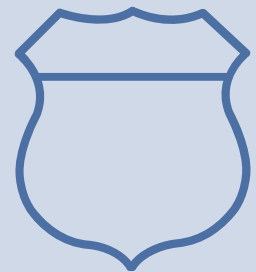
## Property Highlights



**480V  
3,000 AMPS**



**Brand New  
Roof & Facade**



**Direct Access  
off I-93**

# 3 Lopez Road





## Distances

To I-93: **1 Minutes / .5 Mile**



To I-95: **7 Minutes / 4 Miles**



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