



15 Notre Dame Ave

Playground

35 Middlesex St

21 Notre Dame Ave

50 ON-SITE PARKING SPACES AVAILABLE

AVAILABLE

# 15-21 NOTRE DAME AVENUE

CAMBRIDGE, MA 02140

# Property Summary



## PROPERTY DESCRIPTION

21 Notre Dame, 15 Notre Dame Avenue & 35 Middlesex Street is a 3-building opportunity located in the vibrant city of Cambridge, Massachusetts. Buildings are available individually or combined in any fashion to suit your requirements. This property is ideally situated in a well-established neighborhood, offering convenient access to local amenities, public transportation, and major thoroughfares. The site is known for its strategic location within the community, making it an attractive prospect for various potential uses. The site features an outdoor play space and on-site parking.

## PROPERTY HIGHLIGHTS

- 63 on-site parking spaces available
- 1-3 buildings available for lease
- Outdoor playground space included
- Spacious open floor plan

## OFFERING SUMMARY

Lease Rate:	\$19.95 SF/yr (NNN)
Number of Units:	2
Available SF:	11,059 - 58,881 SF
Lot Size:	124,983 SF

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	23,952	72,815	146,036
Total Population	54,805	173,131	349,916
Average HH Income	\$192,070	\$173,716	\$167,009

Site

Rindge Field  
Baseball field

Pemberton  
Tennis Courts

15 Notre Dame Ave

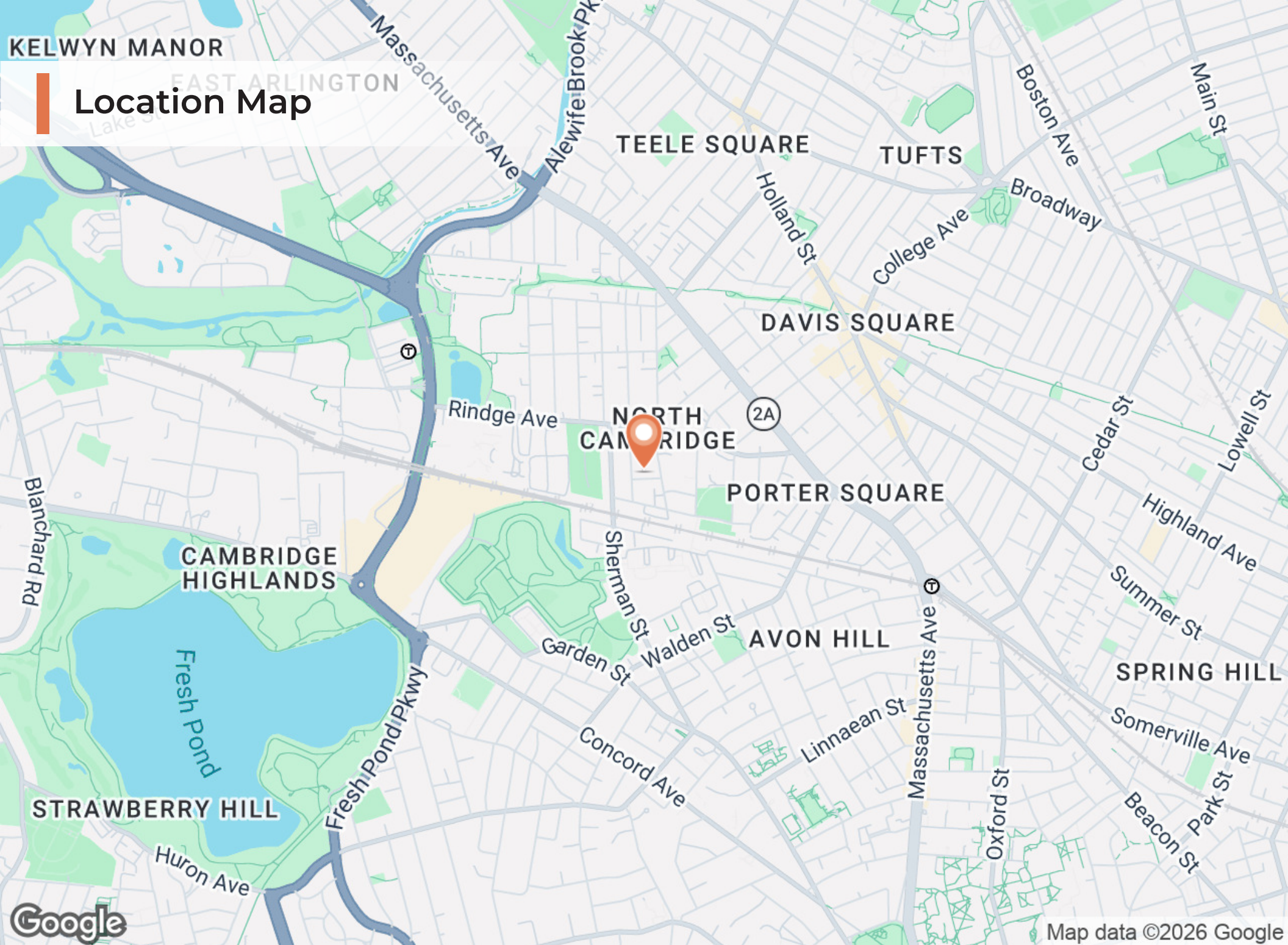
Playground

35 Middlesex St

21 Notre Dame Ave

50 ON-SITE PARKING SPACES AVAILABLE

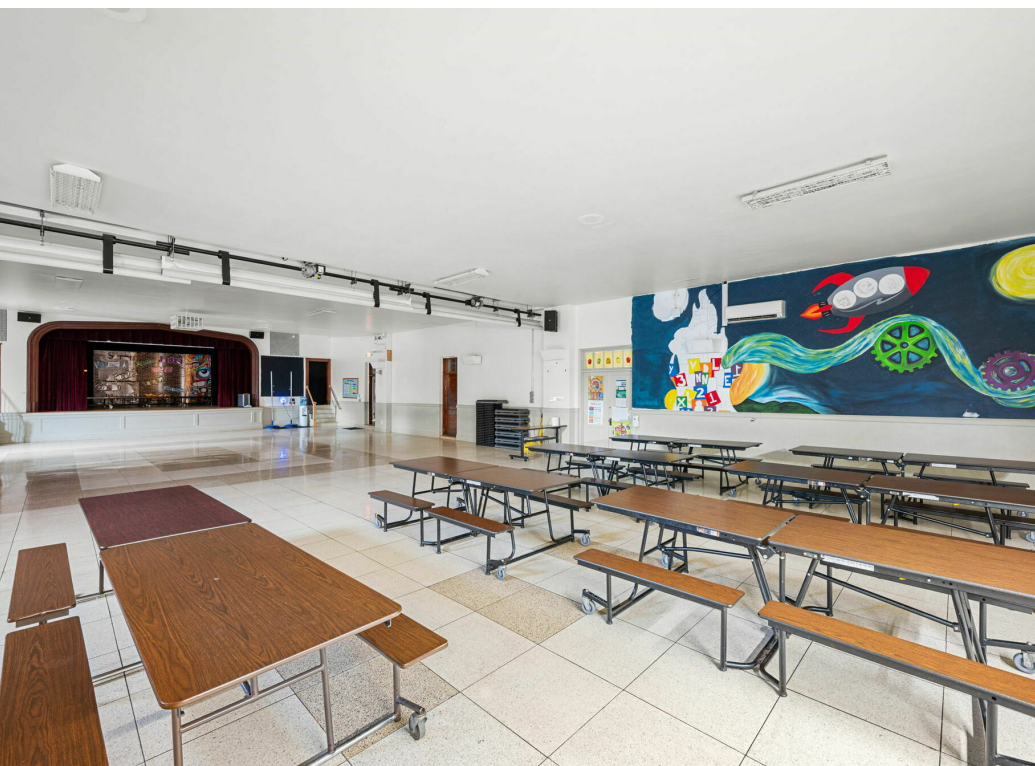
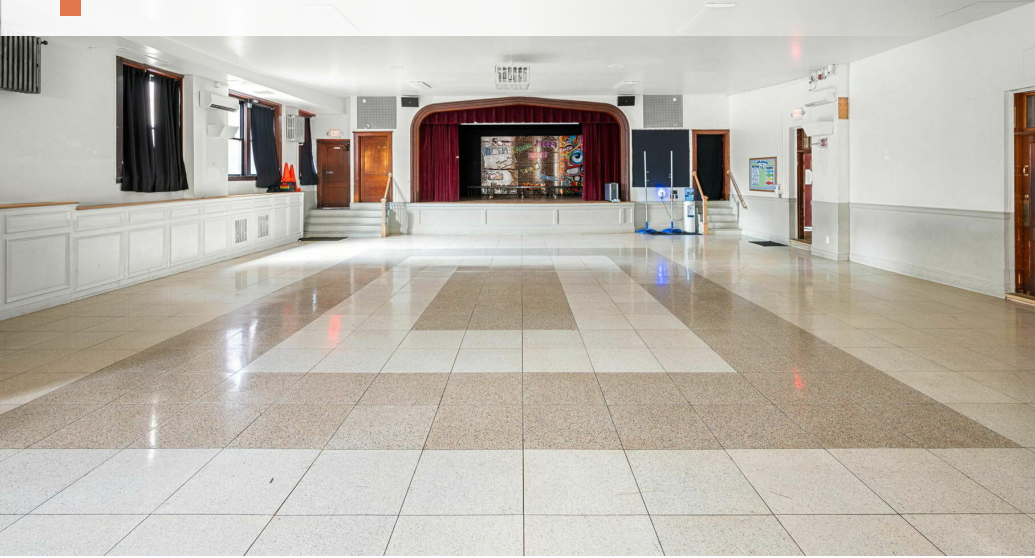
# Location Map



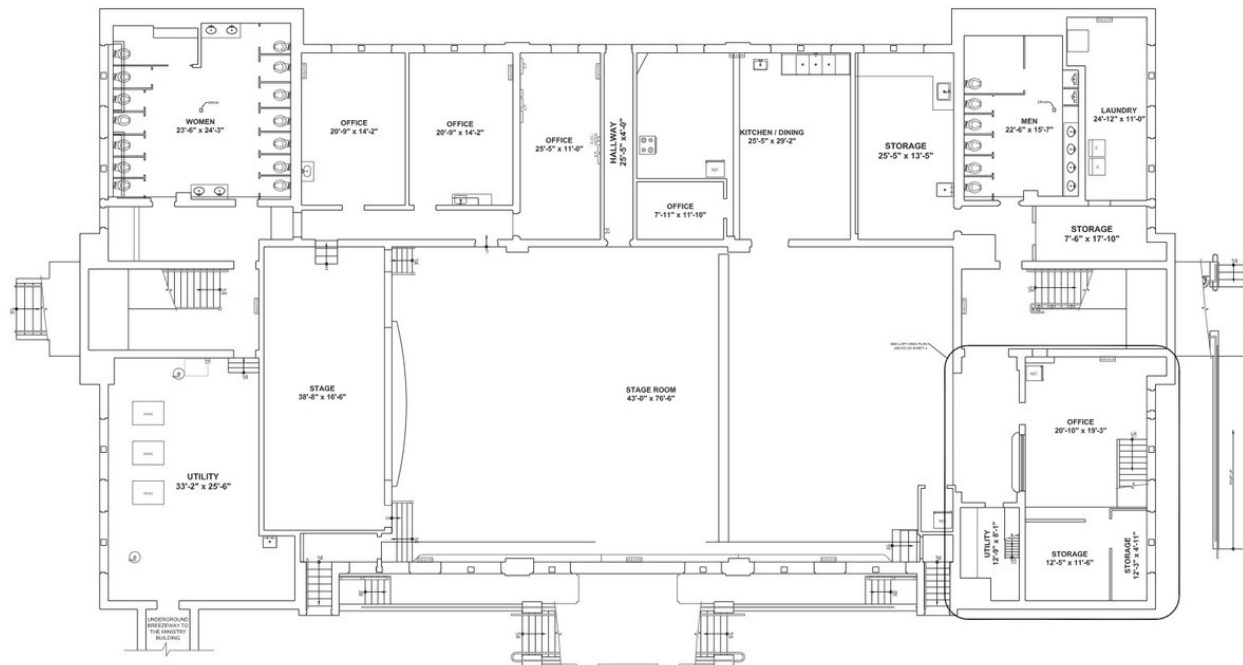
# 21 Notre Dame



# 21 Notre Dame Interiors



# 21 Notre Dame Lower Level



**BASEMENT PLAN**  
Ceiling Height = 14'-8"

CONSULTANTS:

EXISTING CONDITIONS

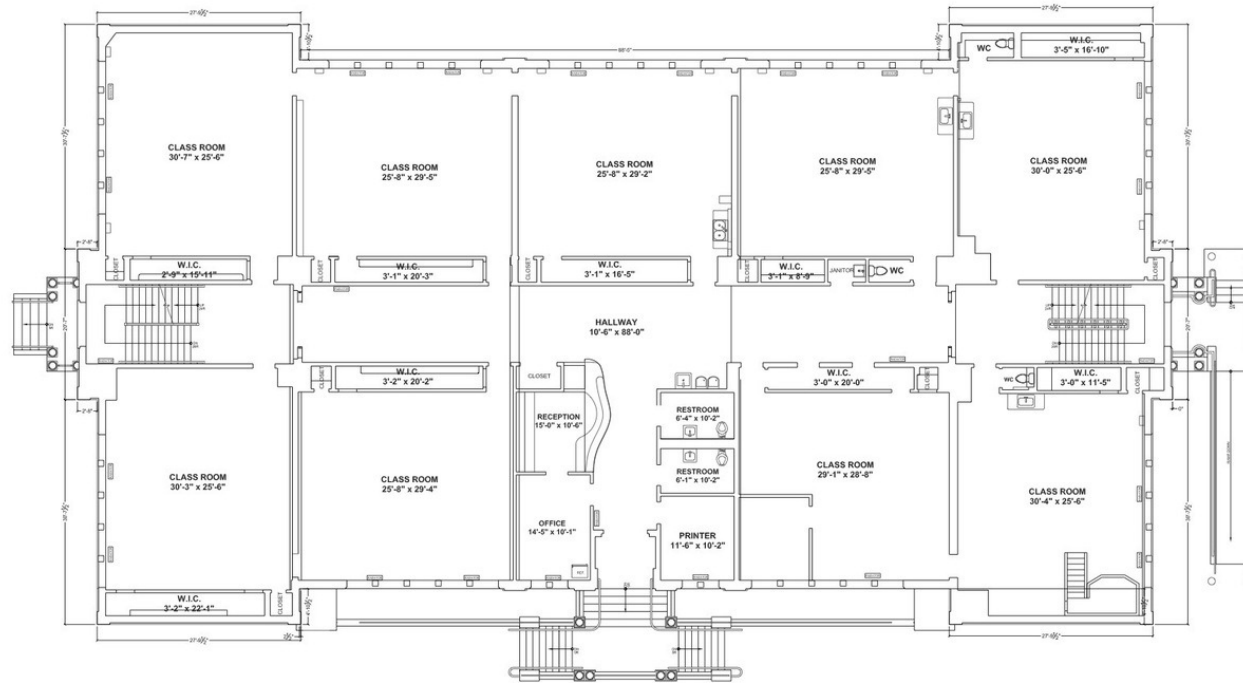
REVISIONS:

PROJECT NAME:  
**RESERVOIR CHURCH**  
178 RINDGE AVENUE  
CAMBRIDGE, MA 02140  
DATE ISSUED: 01/22/2024  
PROJECT # 23108

EXISTING BASEMENT PLAN

**EX112**

# 21 Notre Dame First Floor



**FIRST FLOOR PLAN**  
Ceiling Height = 12'-8"

CONSULTANTS:

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EXISTING CONDITIONS

REVISIONS:

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PROJECT NAME:  
**RESERVOIR CHURCH**

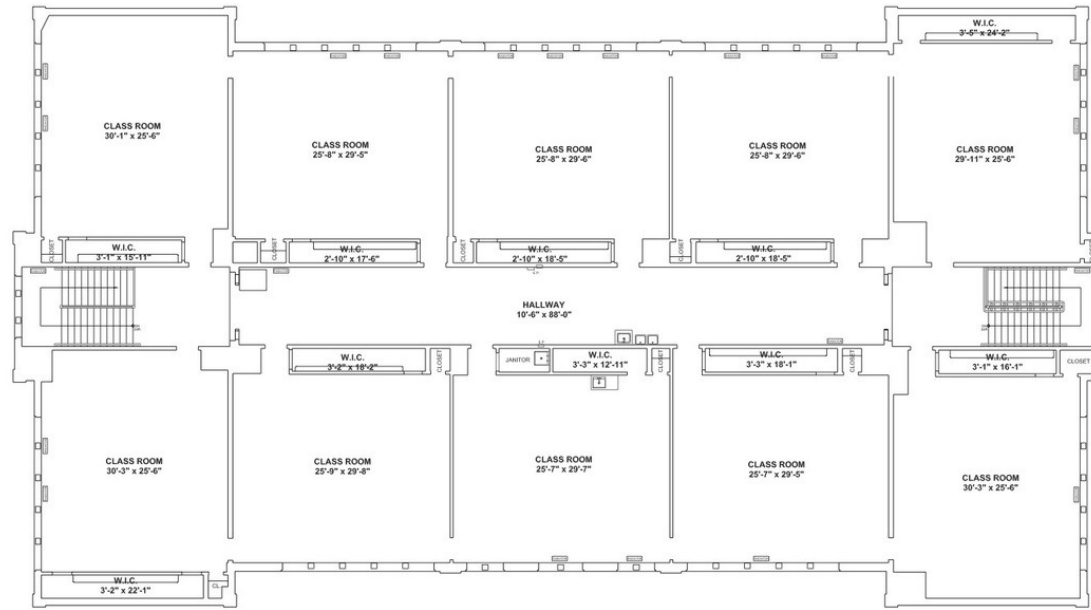
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DATE ISSUED: 01/22/2024  
PROJECT # 23108

EXISTING FIRST FLOOR PLAN

**EX113**

# 21 Notre Dame Second Floor



**SECOND FLOOR PLAN**  
 Ceiling Height = 12'-0"

CONSULTANTS:

EXISTING CONDITIONS

REVISIONS:

PROJECT NAME:  
**RESERVOIR CHURCH**

170 RINDGE AVENUE  
 CAMBRIDGE, MA 02140

DATE ISSUED: 01/22/2024  
 PROJECT # 23108

EXISTING SECOND FLOOR PLAN

**EX114**

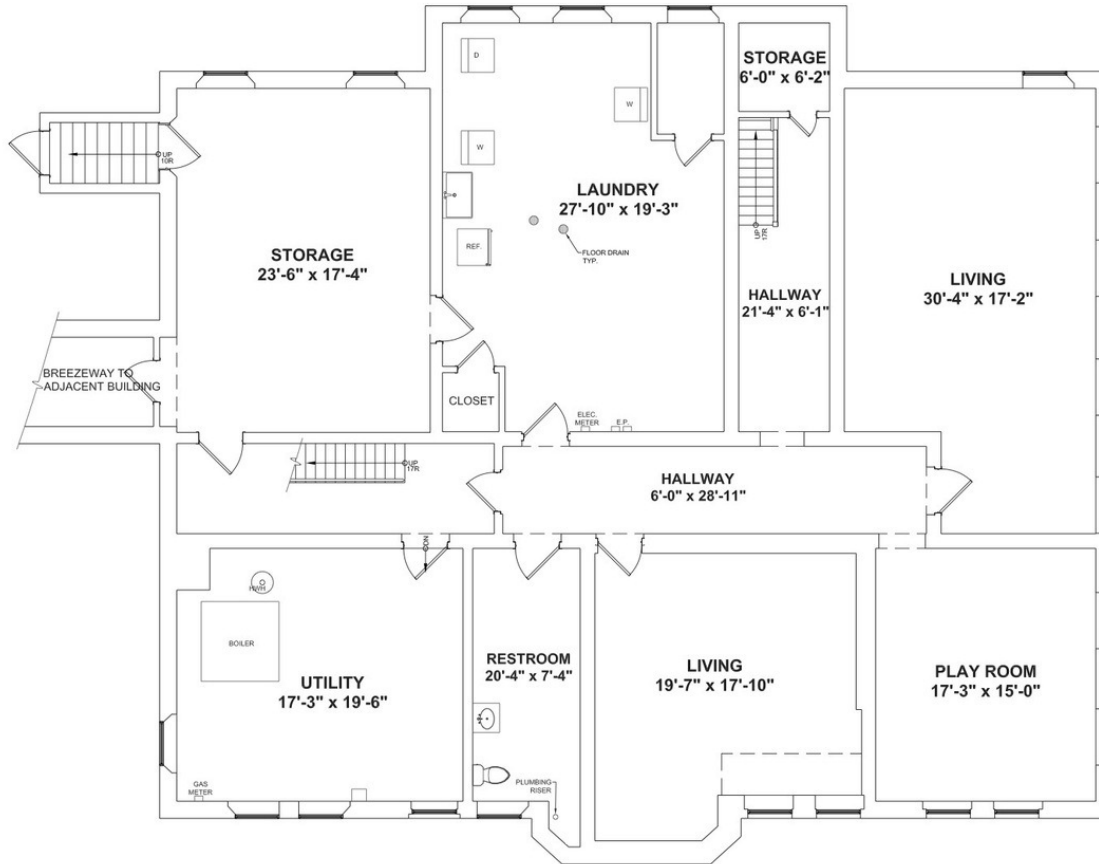
# 15 Notre Dame - Exteriors



# 15 Notre Dame - Interiors



# 15 Notre Dame 14,362 SF GLA



**BASEMENT PLAN**  
Ceiling Height = 9'-7"

CONSULTANTS:  
  
EXISTING CONDITIONS

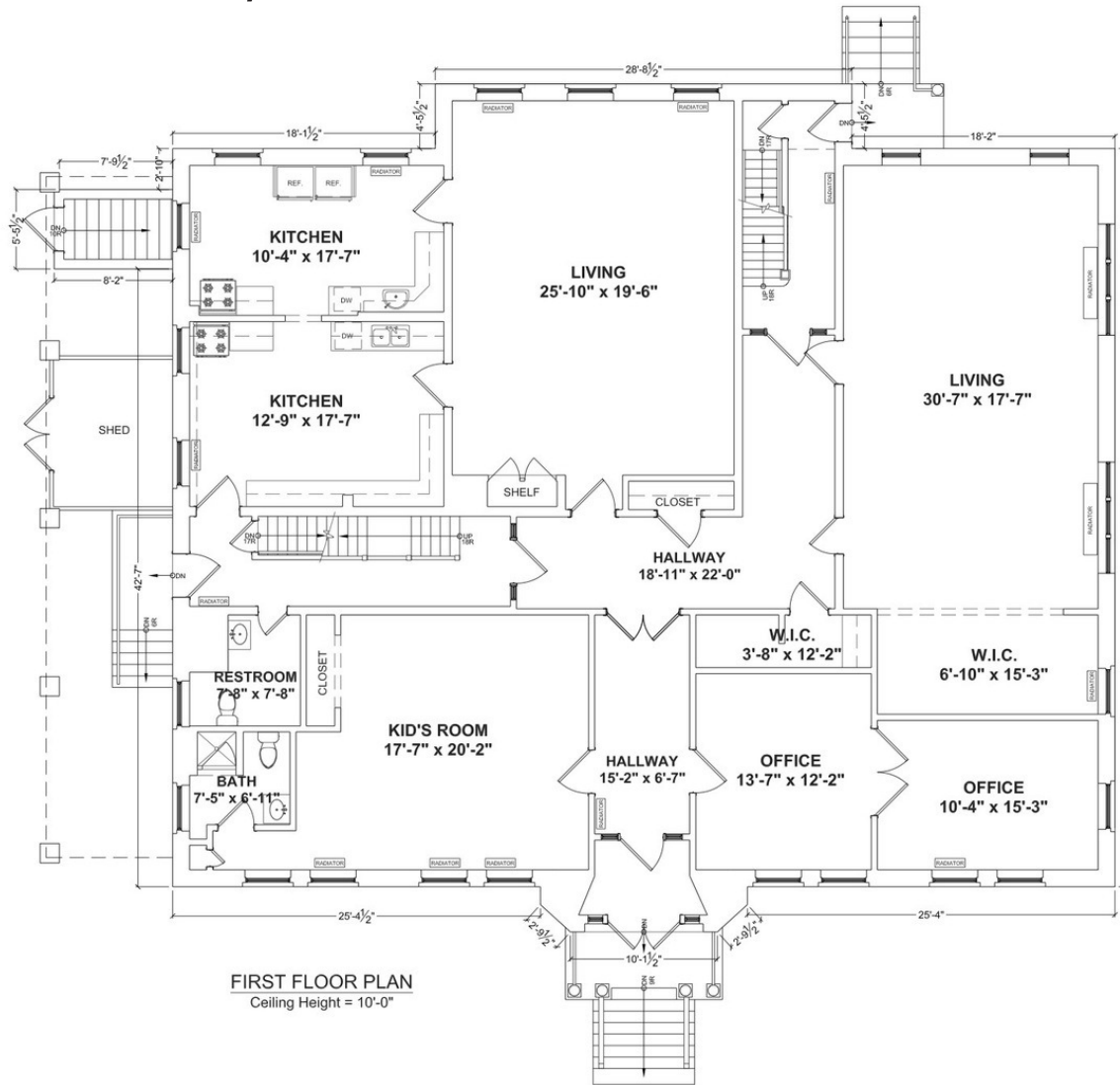
REVISIONS:  
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PROJECT NAME:  
**RESERVOIR CHURCH**  
170 RINDGE AVENUE  
CAMBRIDGE, MA 02140  
DATE ISSUED: 01/22/2024  
PROJECT # 23108

EXISTING BASEMENT PLAN

**EX101**

# 15 Notre Dame 14,362 SF GLA



CONSULTANTS:

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EXISTING CONDITIONS

REVISIONS:

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PROJECT NAME:  
**RESERVOIR CHURCH**

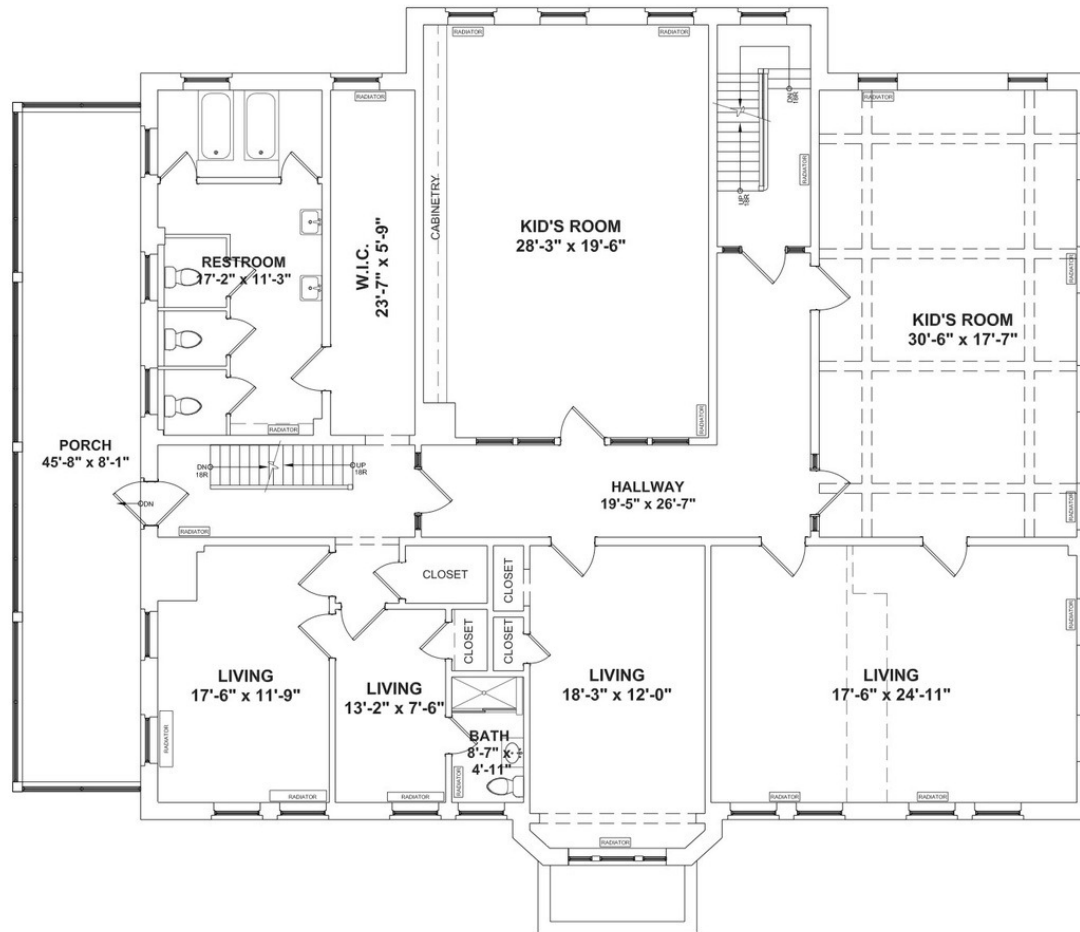
170 RINDGE AVENUE  
CAMBRIDGE, MA 02140

DATE ISSUED: 01/22/2024  
PROJECT # 23108

EXISTING  
FIRST FLOOR  
PLAN

**EX102**

# 15 Notre Dame 14,362 SF GLA



**SECOND FLOOR PLAN**  
Ceiling Height = 10'-0"

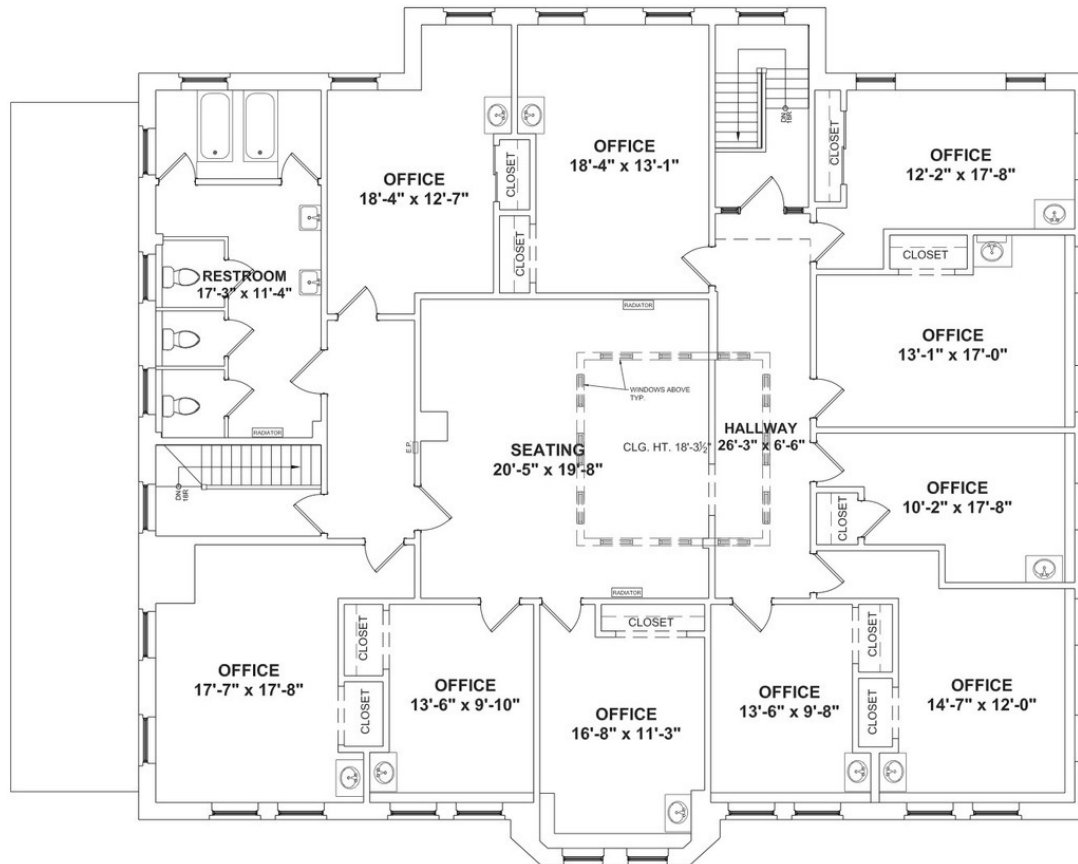
CONSULTANTS:  
  
EXISTING CONDITIONS

REVISIONS:  
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PROJECT NAME:  
**RESERVOIR CHURCH**  
178 RINDGE AVENUE  
CAMBRIDGE, MA 02140  
DATE ISSUED: 01/22/2024  
PROJECT # 23108  
  
EXISTING SECOND FLOOR PLAN

**EX103**

# 15 Notre Dame 14,362 SF GLA



THIRD FLOOR PLAN  
Ceiling Height = 8'-10" / 18'-3½"

CONSULTANTS:

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EXISTING CONDITIONS

REVISIONS:

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PROJECT NAME:  
RESERVOIR  
CHURCH

178 RINDGE AVENUE  
CAMBRIDGE, MA 02140

DATE ISSUED: 01/22/2024  
PROJECT # 23108

EXISTING  
THIRD FLOOR  
PLAN

**EX104**

# 35 Middlesex - Exteriors



# 35 Middlesex - Interiors



# 35 Middlesex 11,059 SF GLA



**BASEMENT PLAN**  
Ceiling Height = 8'-5"

CONSULTANTS:

EXISTING CONDITIONS

REVISIONS:

PROJECT NAME:  
**RESERVOIR CHURCH**

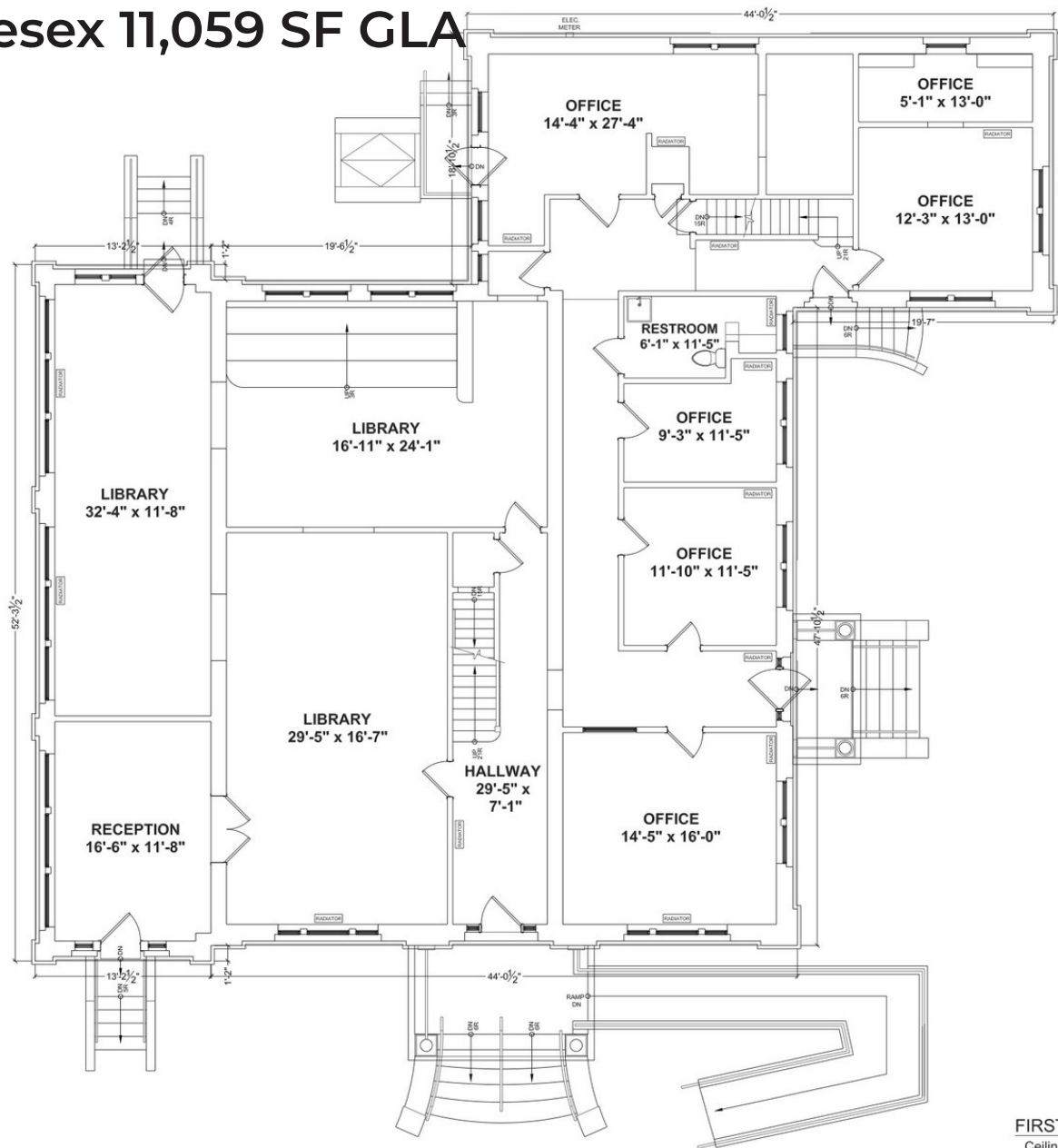
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PROJECT # 23108

EXISTING BASEMENT PLAN

**EX105**

# 35 Middlesex 11,059 SF GLA



FIRST FLOOR PLAN  
Ceiling Height = 10'-10 1/2"

CONSULTANTS:

EXISTING CONDITIONS

REVISIONS:

PROJECT NAME:  
RESERVOIR CHURCH

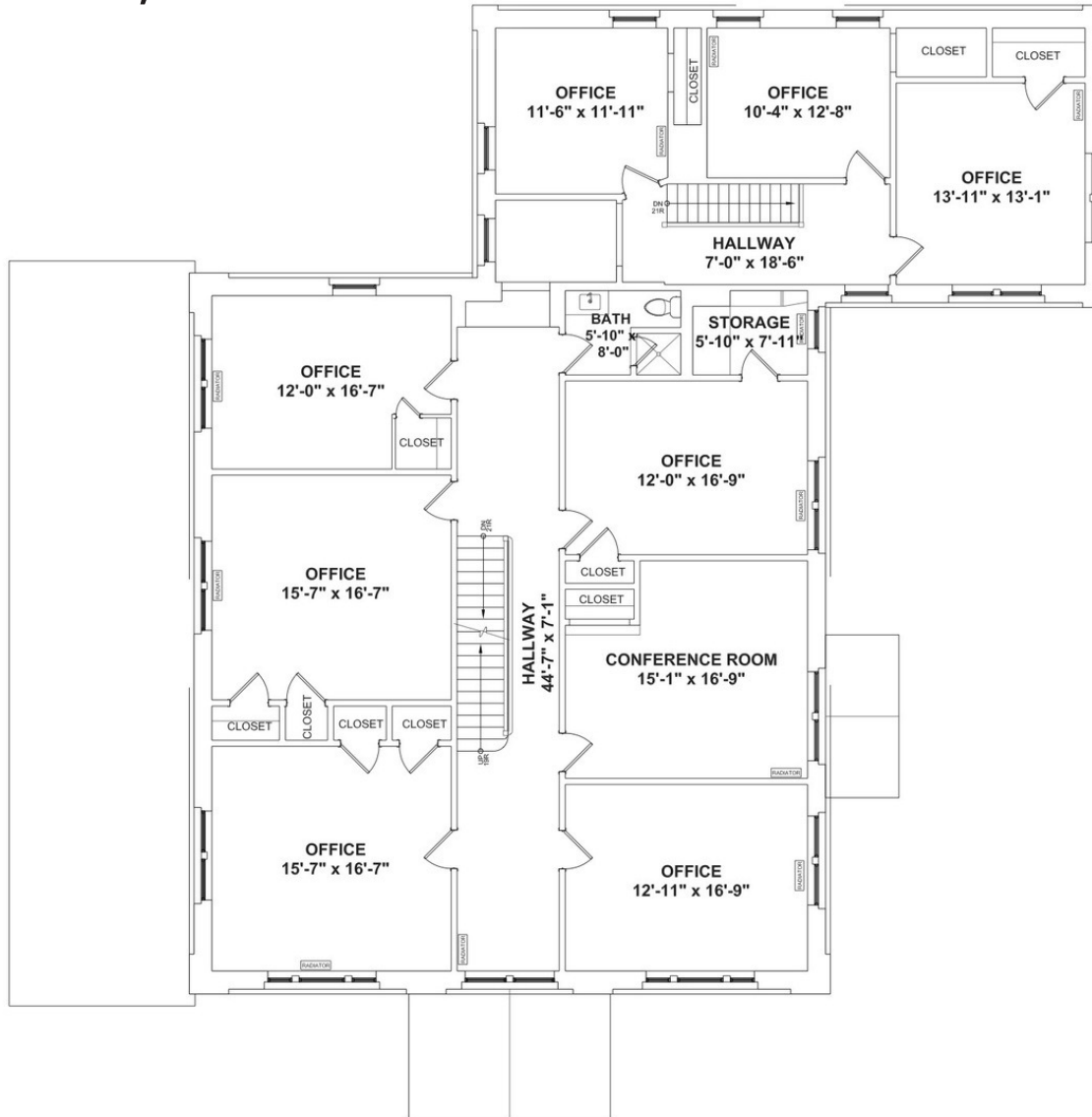
178 RINDGE AVENUE  
CAMBRIDGE, MA 02140

DATE ISSUED: 01/22/2024  
PROJECT # 23108

EXISTING FIRST FLOOR PLAN

**EX106**

# 35 Middlesex 11,059 SF GLA



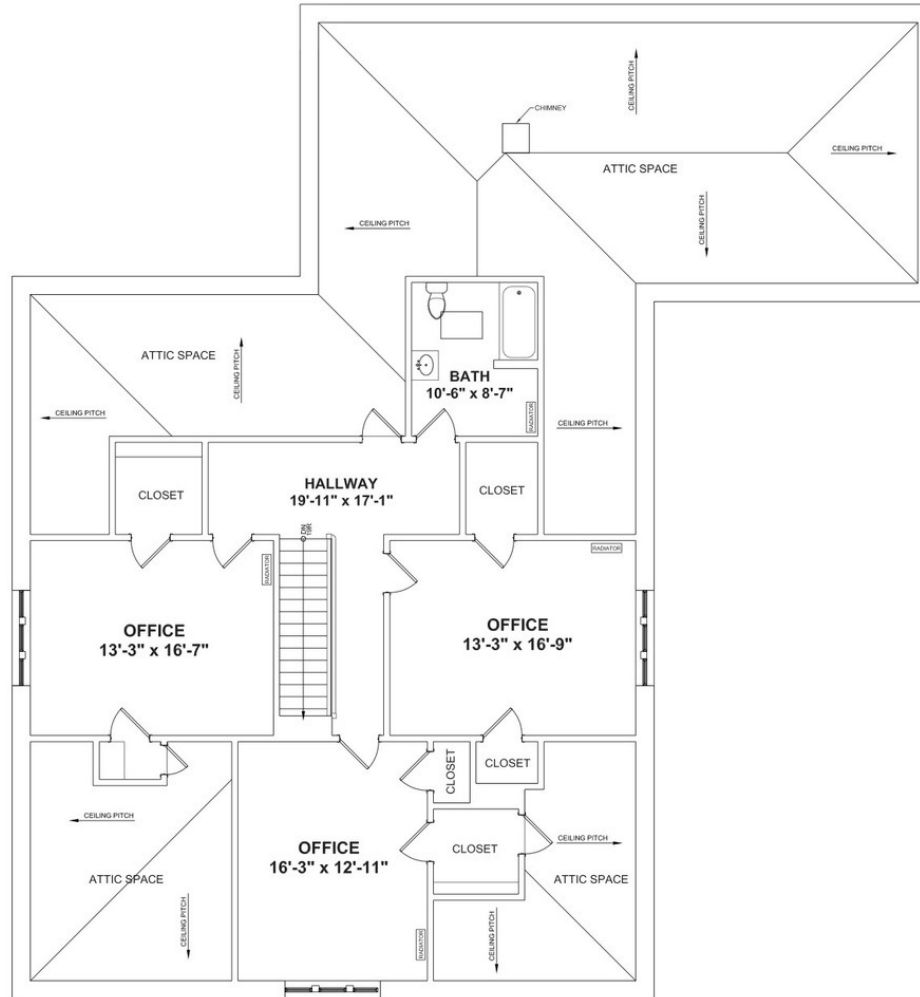
**SECOND FLOOR PLAN**  
Ceiling Height = 9'-9½"

CONSULTANTS:  
  
EXISTING  
CONDITIONS

REVISIONS:  
  
PROJECT NAME:  
**RESERVOIR  
CHURCH**  
178 RINDGE AVENUE  
CAMBRIDGE, MA 02140  
DATE ISSUED: 01/22/2024  
PROJECT # 23108  
  
EXISTING  
SECOND FLOOR  
PLAN

**EX107**

# 35 Middlesex 11,059 SF GLA



**THIRD FLOOR PLAN**  
Ceiling Height = 8'-9"

CONSULTANTS:

EXISTING CONDITIONS

REVISIONS:

PROJECT NAME:  
**RESERVOIR CHURCH**  
170 RINDGE AVENUE  
CAMBRIDGE, MA 02140  
DATE ISSUED: 01/22/2024  
PROJECT # 23108

EXISTING  
THIRD FLOOR  
PLAN

**EX108**

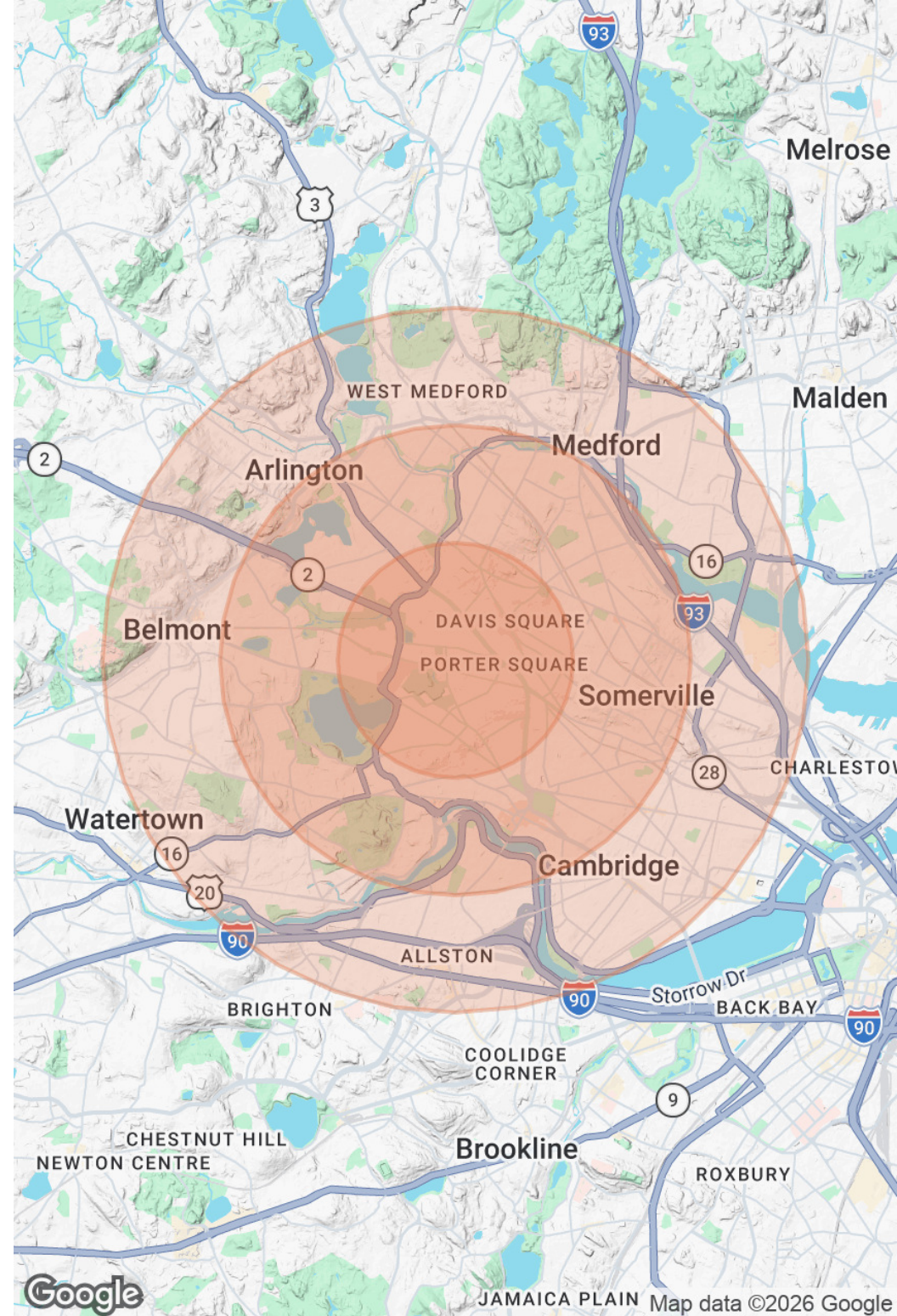
# Demographics Map & Report

POPULATION	1 MILE	2 MILES	3 MILES
Total Population	54,805	173,131	349,916
Average Age	38	38	38
Average Age (Male)	37	37	37
Average Age (Female)	39	38	39

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	23,952	72,815	146,036
# of Persons per HH	2.3	2.4	2.4
Average HH Income	\$192,070	\$173,716	\$167,009
Average House Value	\$1,193,643	\$1,083,171	\$1,015,364

Demographics data derived from AlphaMap



JAMAICA PLAIN Map data ©2026 Google