

280-500
MERRIMACK STREET

T LAWRENCE
HAVERHILL LINE

RIVERWALK
APARTMENTS

LIVE. WORK. PLAY.
3.6 Million SF Mixed-Use Campus
RIVERWALK
INNOVATION DISTRICT

P Parking Garage
1,250 Spaces

THE FIELD
AT RIVERWALK PAVILION

INTERSTATE
495

EXIT 102

RIVERWALK

INNOVATION DISTRICT

LAWRENCE, MA

±500 - 70,000 RSF AVAILABLE

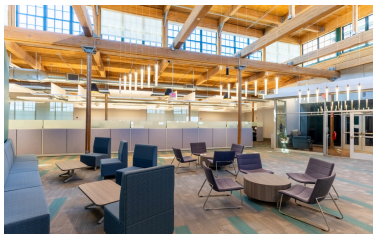
- State-of-the-art office, flex, retail space
- Fully renovated, move-in-ready suites
- Flexible lease terms available
- Up to 700,000 RSF build-to-suit availability



BRIGHT & MODERN WORKSPACES
Designed to elevate everyday work life.



WATERFRONT ELEGANCE
Enjoy a stunning setting just steps from your office.



RENOVATED SUITES & LOBBIES
Move-in ready suites made for growing teams.



THE PAVILION - WORK & PLAY
Enjoy a 1,250-space parking garage and lively events at The Field.

280-500 MERRIMACK STREET

A Premier Destination for Business and Innovation

Located within **Riverwalk's Innovation District**, a mixed-use campus of office, retail, and residential spaces where tenants can truly **live, work, and play**. Flexible lease terms are available for fully renovated, **ready-to-go office suites**, providing the ideal environment to grow a business and make a stellar impression on clients.

ONSITE AMENITIES



Restaurants



Banks



Daycare



Residential



Function Space



Fitness Center



Transit Access

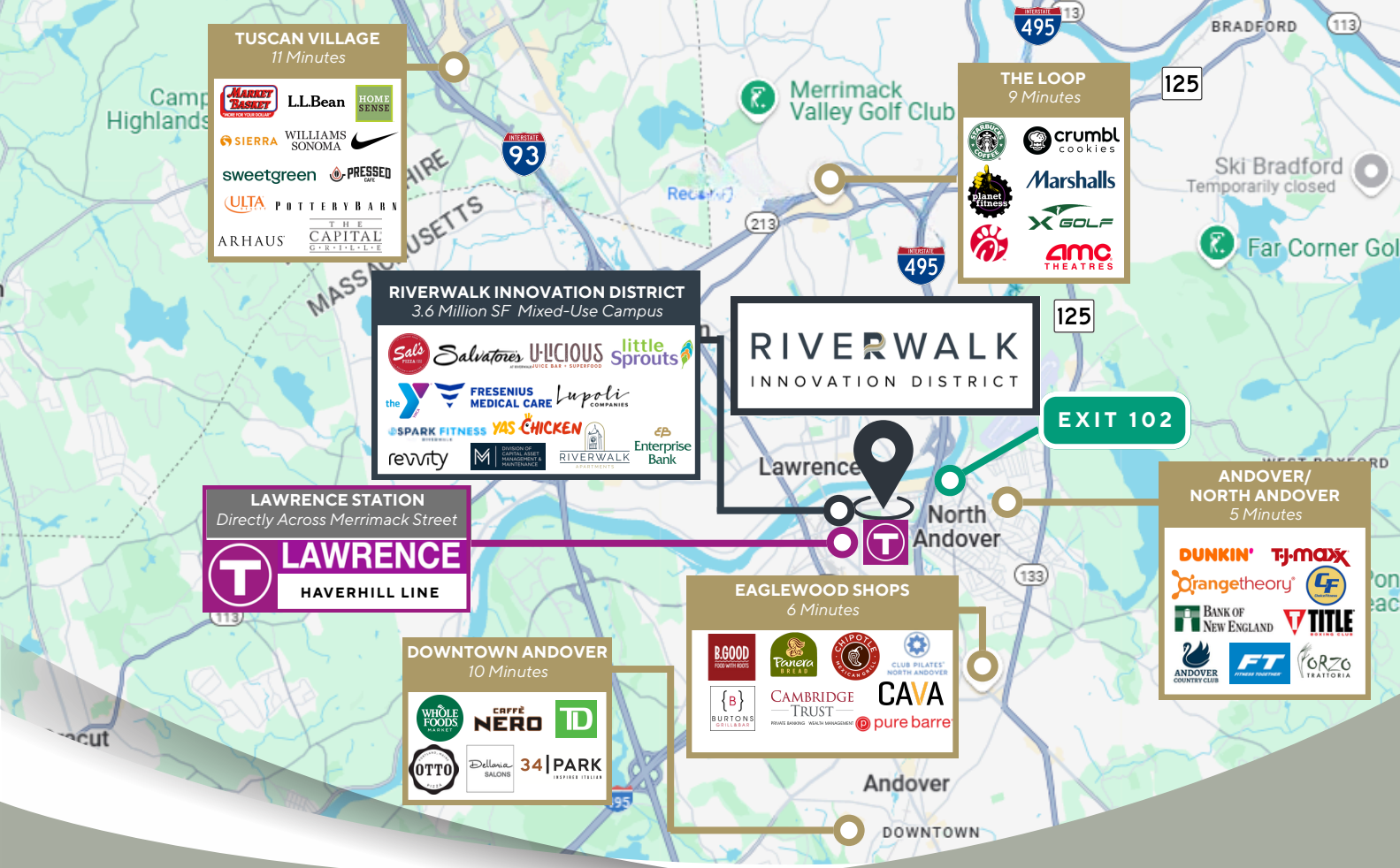


Medical, Eye & Dental



NAI Parsons Commercial
Group Boston

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CENTRAL LOCATION

The **Riverwalk Innovation District** is located just off Route 495 and only minutes from Routes 93, 95, and the Lawrence MBTA Commuter Rail Station. Its prime positioning ensures proximity to a variety of dining, retail, and professional services, creating a dynamic and accessible business environment.

DRIVE TIMES

I-495 1 Minute 0.4 Miles	LAWRENCE 1 Minute 0.1 Miles
BOSTON 30 Minutes 27.1 Miles	NEW HAMPSHIRE 15 Minutes 11 Miles
LOGAN INT. AIRPORT 35 Minutes 30.5 Miles	N. ANDOVER, MA 1 Minute 0.5 Miles

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