

61 GREAT ROAD

ACTON - MA 01720



Are you in search of the perfect flex space for your business? Look no further than 61 Great Rd in Acton, Massachusetts.

This impressive 5000 square-foot building, offers the flexibility and features you need to take your business to the next level.

With a clear height of 13'6 feet, 61 Great Rd. is designed to meet a wide range of business needs. It's perfect for a fitness facility, services business, healthcare facility combined business and dwelling as well as a number of other uses, by special permit the possibilities are endless.



BUILDING SIZE . 5,000 SF
LOT SIZE . 1.37 AC



O'BRIEN COMMERCIAL PROPERTIES

336 Baker Avenue . Concord, MA 01742
978.369.5500 | obriencommercial.com

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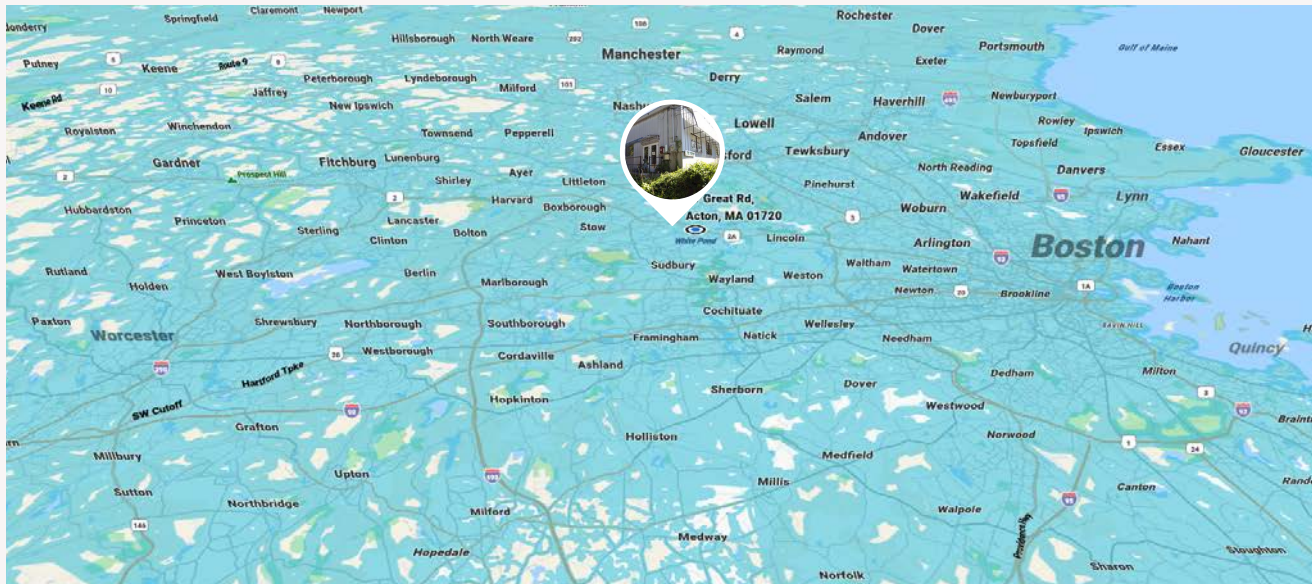
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Features

- . Year Built: 1972
- . Building Size: 5,000 +/- SF
- . Heat: Propane | Cooling: Mini Splits
- . Septic/Sewer: Septic System
- . Water: Town Water
- . Zoning: East Acton Village (EAV)
- . Parking: 23 Spaces
- . Type: Flex

In addition to wide open flex space and an office and conference room, the building features, two showers and bathrooms, adding convenience, and versatility to your daily operations.



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The Building

- . 5,000 SF Flex Space
- . 1 Drive-In Door
- . 1 Loading Dock
- . Open Floor Plan
- . 13'6" to the Underside of the Joists
- . 11'4" Finished Ceiling
- . Current Use Office/Retail

The building is equipped with both a driving door and a loading dock, ensuring smooth and efficient operations. Whether you're receiving shipments, sending out products, or simply need convenient access to your space, this building has you covered.



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The building boasts a prominent position on Great Road with excellent visibility and accessibility, ensuring that your business is easily found by customers and clients.

With an average traffic count of 8,390 per day, your business will have the exposure it deserves.



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