

SALE PACKAGE



340 Chapman Street
Greenfield, MA 01301

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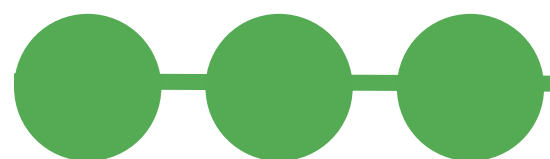
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SUMMARY

Region Commercial Real Estate is pleased to present on an exclusive basis this approximately 8,800 square foot, fully leased, industrial property located on Chapman Street in Greenfield, Massachusetts.

The building features retail/showroom space with general warehouse at the rear of the property, ideal for the service industry. Outside there is a large parking lot at the front and side of the building, with access to an overhead door for easy deliveries.

The property is well located, within walking distance to downtown Greenfield, and a short drive to Route 2 and Interstate 91. The building is leased to a regional plumbing supply company.





Total Acreage	0.95
Building Size (SF)	±8,800
Year Built	1952
Stories	1
Foundation	Concrete
Heat Source	Oil
AC	RTU
Sprinklers	No
Ceiling	12'-15.5'
Roof	Metal
Docks	N/A
Overhead Door	One (1)
Parking	Surface Paved

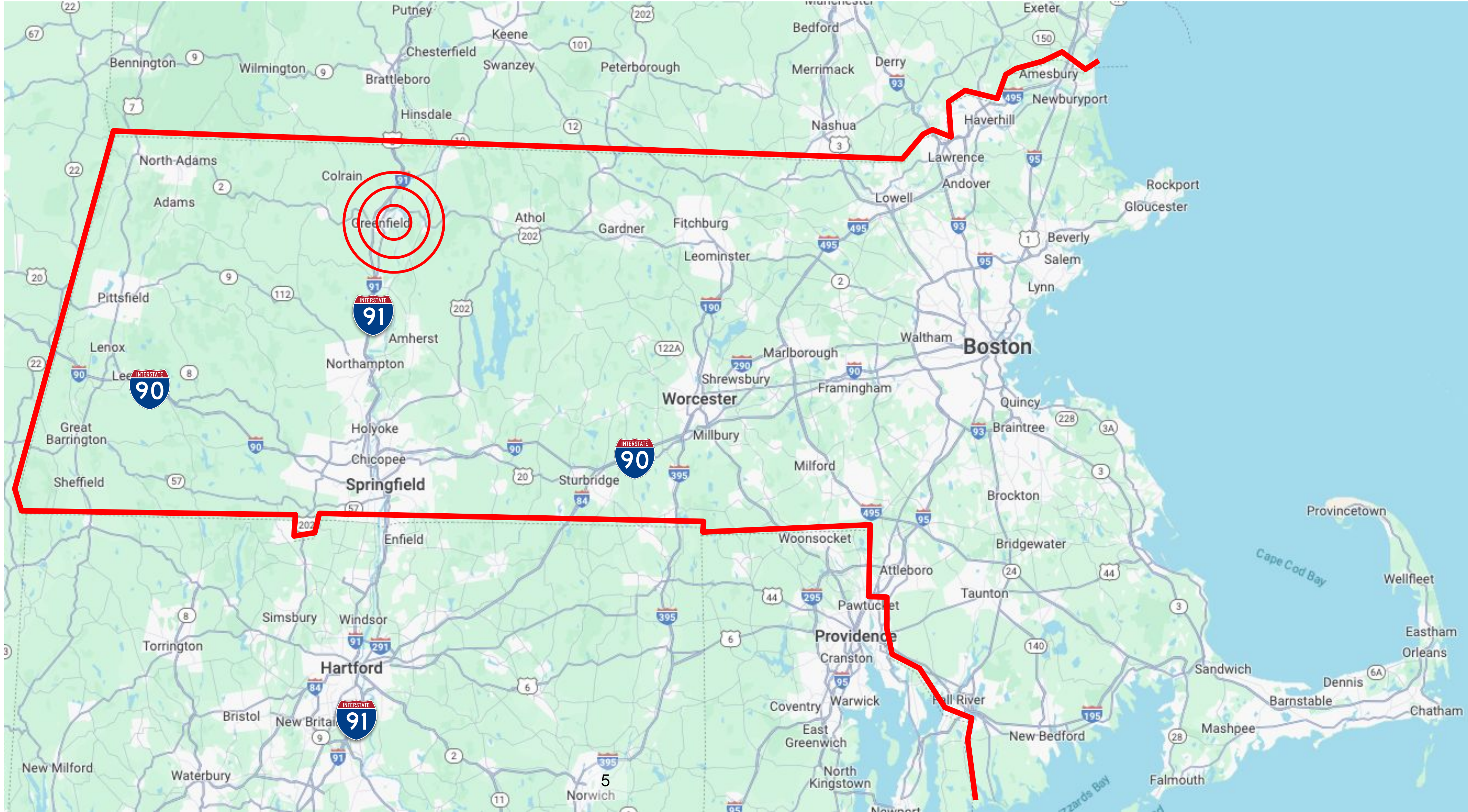
Restrooms	1 Set
Water	Municipal
Sewer	Municipal
Gas	Yes Berkshire Gas
Power	400 AMP Eversource
Zoning	GI - General Industrial
Frontage	±170'

PLEASE NOTE:
Information provided here is based on records maintained by the city & town. All prospective buyers must conduct their own analysis to determine the subject property's suitability for their needs.

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LOCATION



SPRINGFIELD
40 Minutes



BRATTLEBORO
21 Minutes



WORCESTER
1 Hour 20





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