

# 800

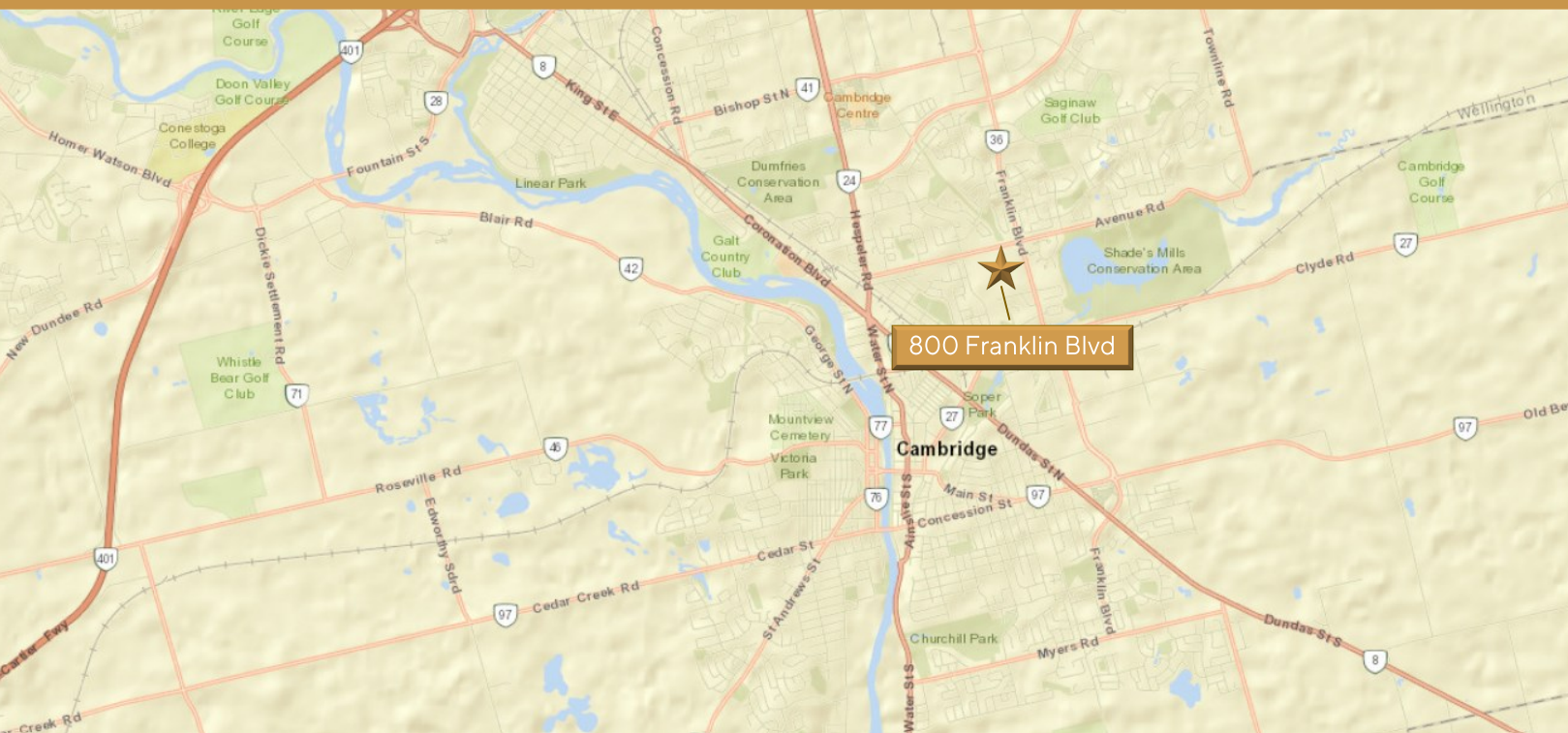
FOR LEASE  
SERVICE RETAIL/OFFICE SPACE

FRANKLIN BOULEVARD, CAMBRIDGE

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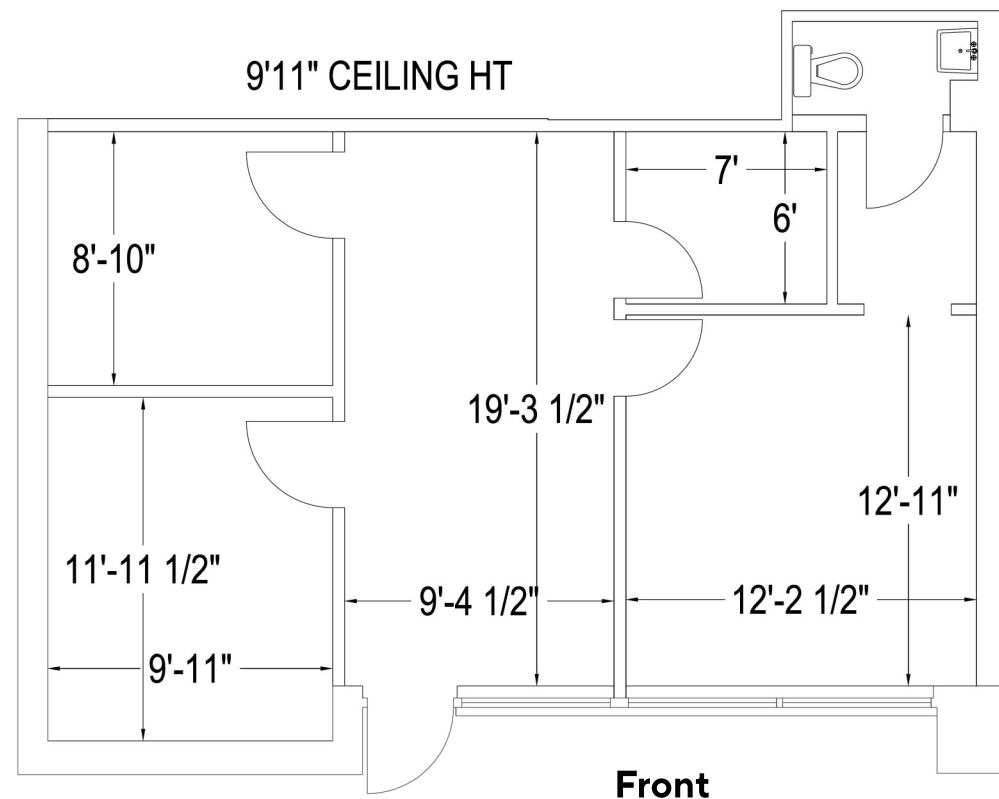
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<p><b>AVAILABILITY</b> UNIT B5 - 773 SQ FT UNIT C8 - 1,045 SQ FT</p>	<p><b>LEASE RATE</b> \$21.95/SQ FT NET</p>	<p><b>ADDITIONAL RENT</b> B5 - \$13.92/SQ FT C8 - \$13.55/SQ FT <i>PLUS UTILITIES</i></p>	<p><b>ZONING</b> CS5C5</p>	<p><b>POSSESSION</b> JULY 1ST, 2024</p>
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**FEATURES**

- \* Located on the corner of Avenue Road and Franklin Blvd in Cambridge
- \* Retail/Office space available at Clemens Mill Crossing
- \* Utilities are in addition to Additional Rent
- \* CS5C5 zoning allows many uses
- \* Ample on-site parking and easy access from either Avenue Road or Franklin Boulevard
- \* Façia signage
- \* Pylon signage, subject to availability and monthly charge

**Unit B5 - 773 sq ft**



**Unit C8 - 1,045 sq ft**

