

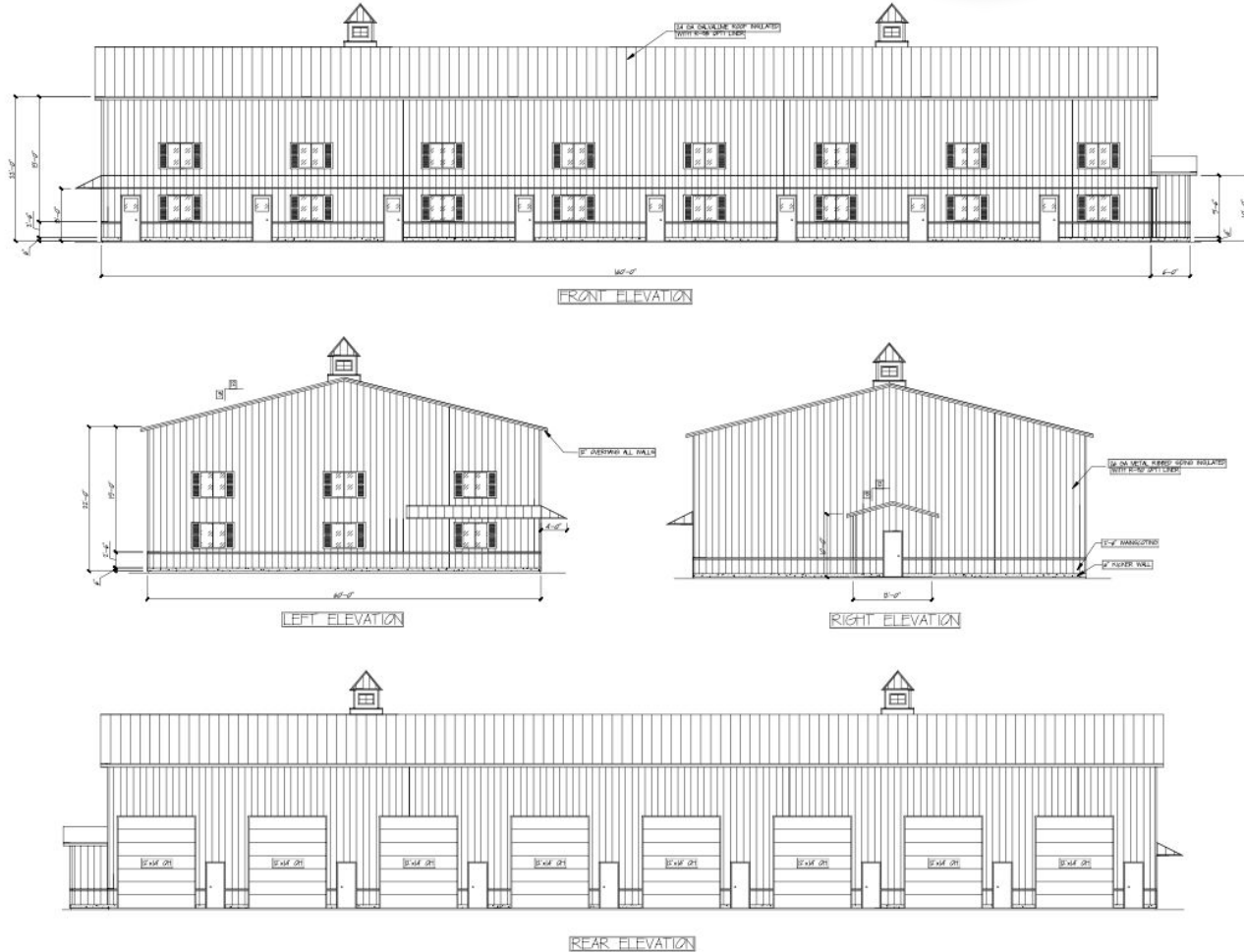
OFFERING MEMORANDUM

Commercial Contractor/Warehouse Building

Brand New Units (to be built) Available for Lease

Estimated Delivery Date March 2024

**FOR
LEASE**



50 Evergreen Circle, Mashpee, MA 02649

KEVIN PEPE

Office: 508-862-9000

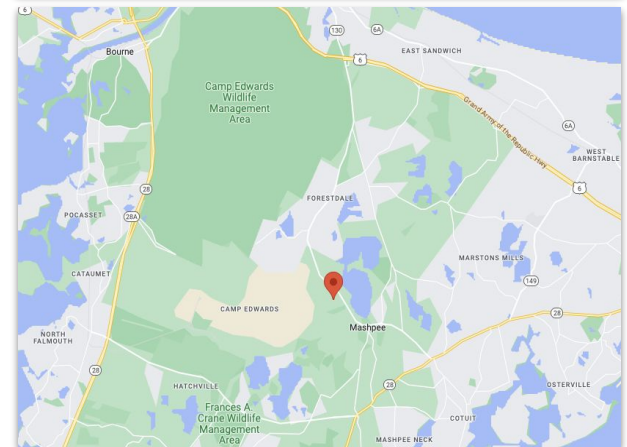
Cell: 508-962-5022

KPepe@ComRealty.net

222 West Main Street, Hyannis, MA 02601

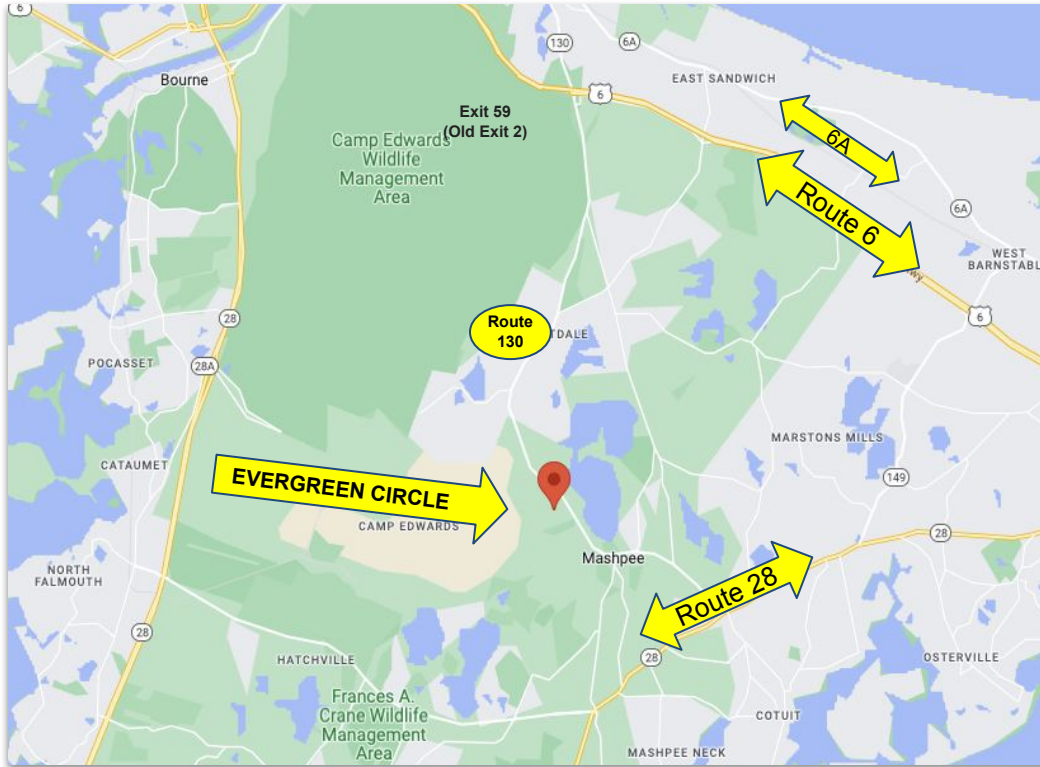
<https://comrealty.net/>

**\$20/Sq Ft NNN
±1,200 Sq. Ft.**



PROPERTY LOCATION

50 Evergreen Circle, Mashpee, MA 02649

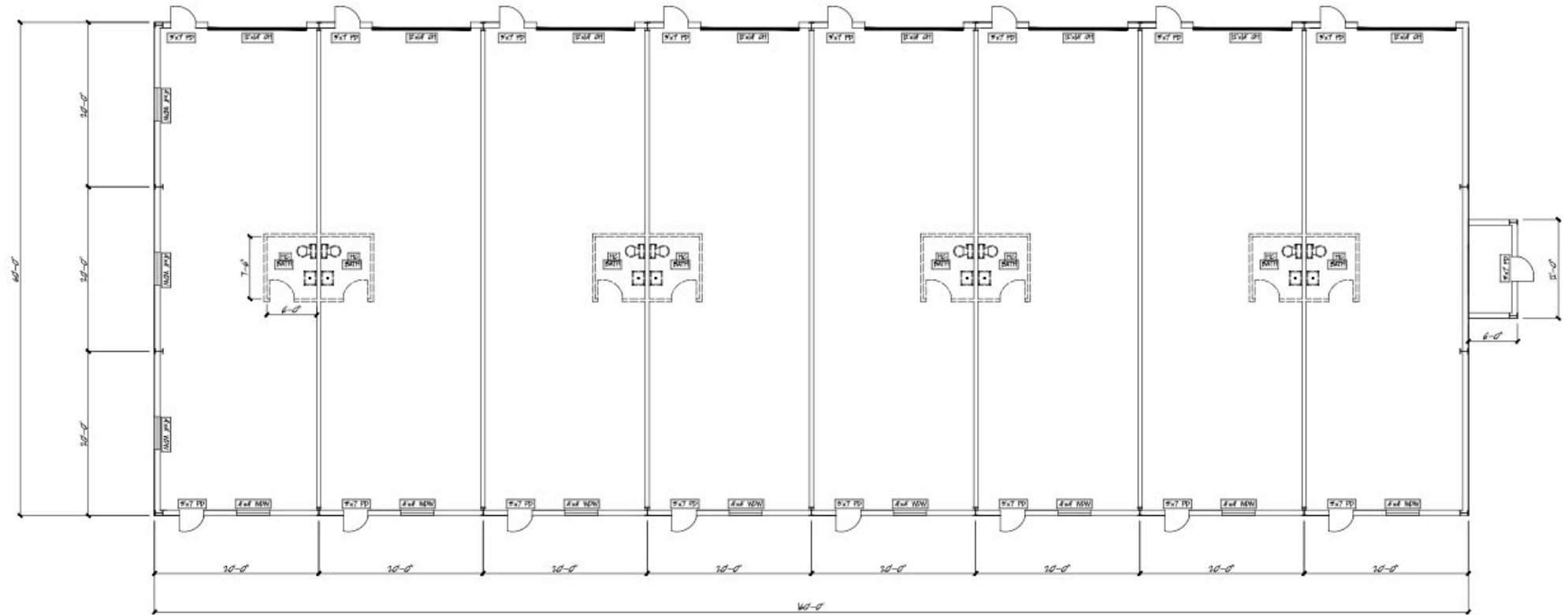


- Just minutes from downtown Mashpee and Route 28, a connection to the rest of the Cape.
- Evergreen Circle is off of Route 130, a direct connection to Route 6.
- Neighboring companies include Cape Cod Coffee, Cape Cod Gutter Monkeys, Govoni Forestry Products, and more.

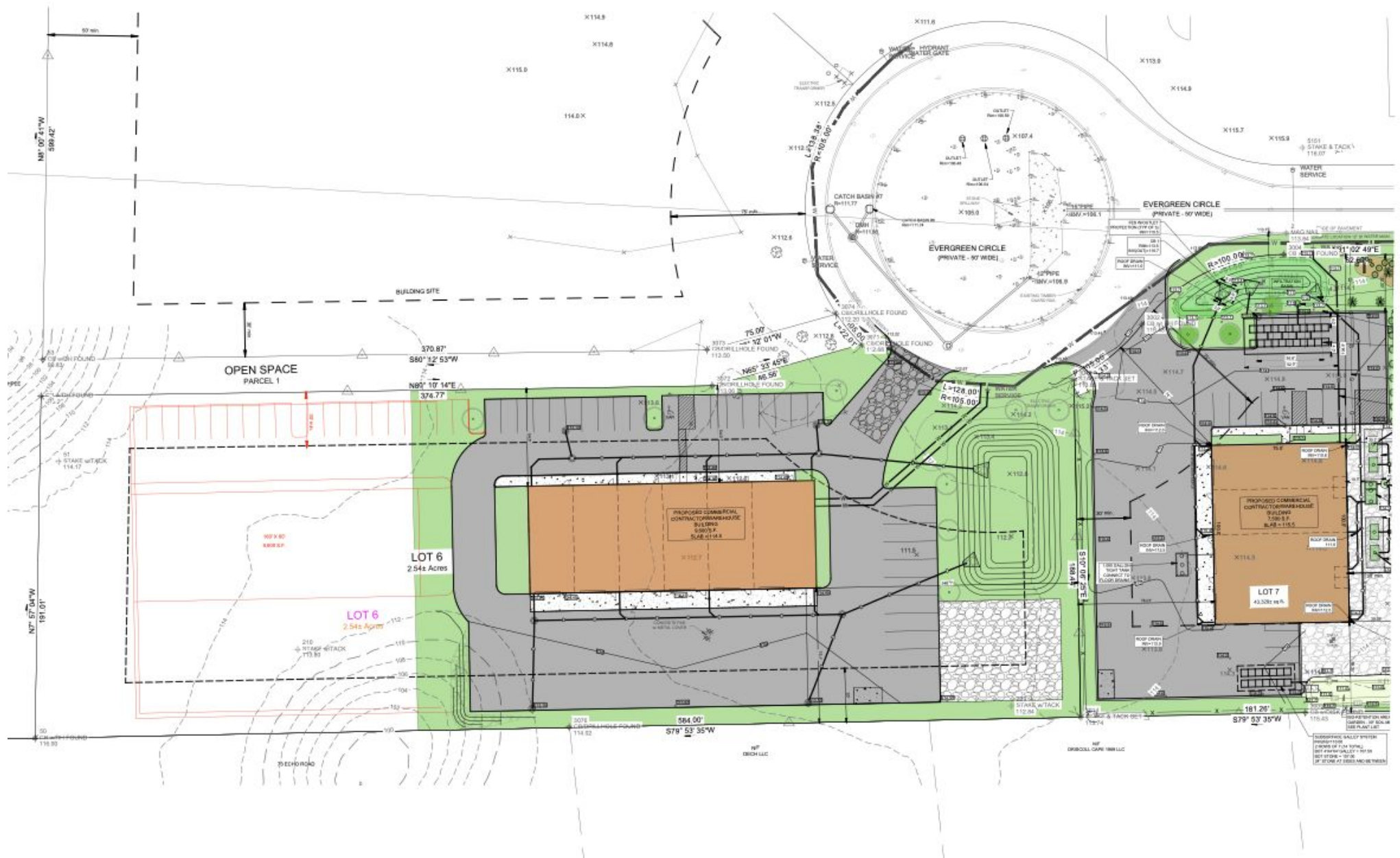


PROPERTY MAP

50 Evergreen Circle, Mashpee, MA 02649



FLOOR PLAN



Commercial
Realty Advisors

Commercial Realty Advisors' Disclaimer

This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information contained herein. Commercial Realty Advisors, Inc. and the agent presenting this opportunity represent the Seller / Lessor, and are neither architects, engineers, inspectors, accountants nor attorneys, and therefore all buyers / tenants must consult with their own architects, engineers, inspectors, accountants or attorneys as to financial, zoning, lot line, handicapped accessibility, flood plain, mechanical, structural, or environmental concerns. Buyer must verify all information and bears all the risk for inaccuracies. Referenced square footage and acreage and sketched outlines are approximate, and this information package is subject to change.

ABOUT

Commercial Realty Advisors, Inc. specializes in commercial and industrial real estate, mergers, acquisitions, joint ventures, divestitures, and other business broker strategies. It is a commercial and real estate brokerage based in Hyannis, Massachusetts, specializing in middle-market transitions. The culture of our firm is that of an investment bank with a premium placed on intellectual vitality, relationship management, and knowledge of geographic markets. A cadre of well-educated and successful experts partner with clients to achieve objectives in a cost and time- effective manner. Our business is broadly based. Our real estate practice includes development, investment, and other commercial sale, lease, and management arrangements. Transactions include manufacturing, retailing, food processing, restaurant and hospitality, golf course, marinas, and other businesses.



SCAN THE QR
CODE TO VISIT
COMREALTY.NET!

KEVIN PEPE

Managing Director

Office: 508-862-9000, ext. 105

kpepe@comrealty.net

**COMMERCIAL REALTY
ADVISORS, INC.**

222 West Main St. Hyannis, MA
508-862-9000 | comrealty.net

LICENSE #6295

