

TAYLOR TECH CENTER

LITTLETON, MASSACHUSETTS



98,262 SF AVAILABLE

Taylor Tech Center is a two-story 98,262 SF R&D building situated on 28 acres of naturally landscaped grounds, providing users with a high capacity infrastructure, above standard electrical, abundant HVAC, and a backup UPS/generator. The building is located at the crossroads of Routes 2 and 495 and is in close proximity to the Littleton Commuter Rail. The site offers the flexibility for building expansion and/or additional parking areas for tenants with immediate or future growth needs.



Direct access to I-495/Route 2



Close to Littleton Commuter Rail



Located on 28 acres



Fitness area with locker rooms



Full service cafeteria



Ample parking



BUILDING / AREA INFORMATION

- 98,262 SF, two-story office/R&D building
- Constructed in 1987 and renovated in 2010
- Direct Access to I-495 & Route 2
- Ample parking: 335 existing spaces (3.4/1,000 SF); expandable to 5.5/1,000 SF
- 10' ceiling heights from floor to dropped ceiling (first floor: 13'-8", second floor: 14'-8")
- Interior has 25' x 25' column spacing with a load capacity of 200 lbs/SF
- Exceptionally high capacity infrastructure
- Full service cafeteria
- Fitness area with locker rooms
- Loading dock area with dock levers

