

254 Second Ave.

NEEDHAM, MA

NEW LIFE SCIENCE + ADVANCED R&D OPPORTUNITY
47,035 SF FOR LEASE



**PROMINENTLY LOCATED IN
THE N2 INNOVATION DISTRICT**

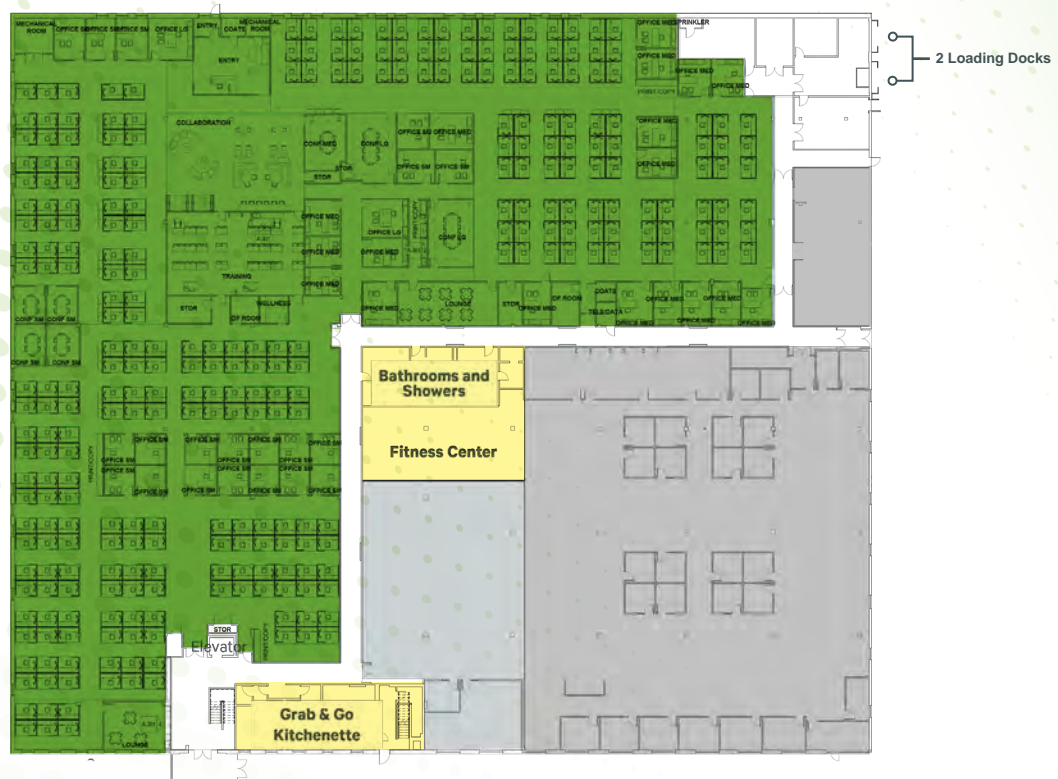
Single-Story 18' Clear | Direct Loading | 3000 amps

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Second Ave.
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FLOOR PLAN | 47,035 SF EXISTING CONDITIONS



SINGLE-STORY | 18' CLEAR | TWO LOADING DOCKS

AMENITIES & ACCESSIBILITY



HALF MILE TO ROUTE 95



15 MINUTE WALK TO AREA
RESTAURANTS AND RETAIL

N2 AMENITIES



254
Second Ave.
NEEDHAM, MA

CORPORATE NEIGHBORS





254 Second Ave.

NEEDHAM, MA

FOR MORE INFORMATION, CONTACT:

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