

Bulfinch



**14,000 - 60,000 SF LAB / OFFICE SPACE AVAILABLE
AT 100 ACORN PARK DRIVE**

FULLY BUILT OUT | READY FOR OCCUPANCY



**STATE-OF-THE-ART
LIFE SCIENCE BUILDING**



LIFE SCIENCE NEIGHBORS



Located in the Alewife Life Science Cluster, CDP is easily accessible by a five minute walk or short shuttle ride to the Alewife MBTA Red Line. It's just twenty minutes from Boston and Logan Airport, and nine minutes to Route 128.

The residential boom in the Alewife section of Cambridge includes approximately 3,000 units either existing, under construction or proposed within a half mile radius of CDP.



CDP HIGHLIGHTS

CDP is a 27-acre first-class lab, office and research campus located on Route 2 in Cambridge. CDP delivers top-tier amenities both on and off site in a richly landscaped environment.



Easy access to Alewife MBTA and free MBTA shuttle service and Bluebike Station



Outdoor seating, walking trails, conservation land & green space including a new riverfront park with water sculpture



WiredScore Silver Certified



Cafe, fully equipped gym, and other on-site and nearby amenities



670,000 sf in 3 buildings and 27 acres of lush green space



A 150-room boutique AC Hotel Boston Cambridge with conference center, restaurant, bar, and 650-car covered parking garage



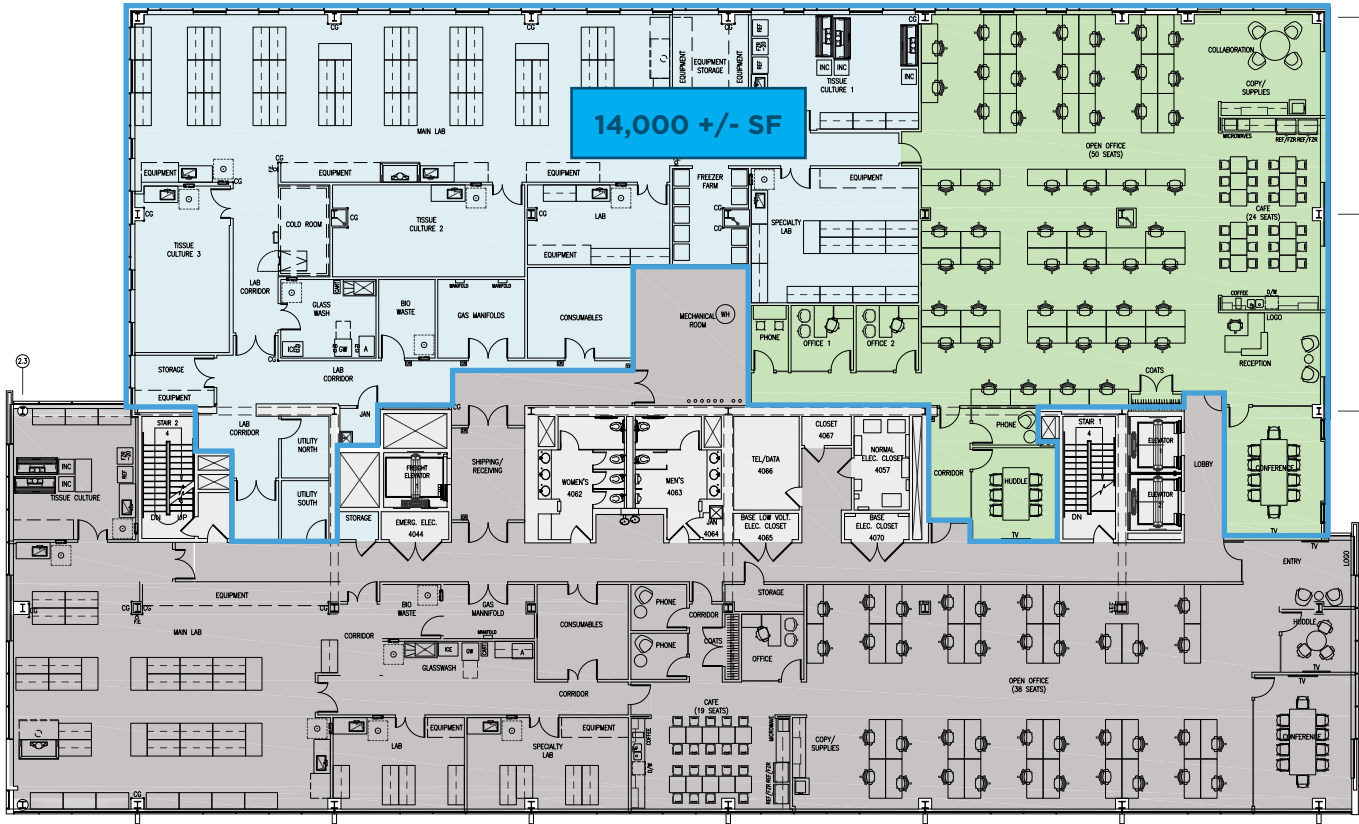
New ground floor amenities in Building 400-500



650-car garage parking spaces and electric car charging stations

SAMPLE LAB/OFFICE FLOOR PLAN

Floor 4 14,000 SF



Lab

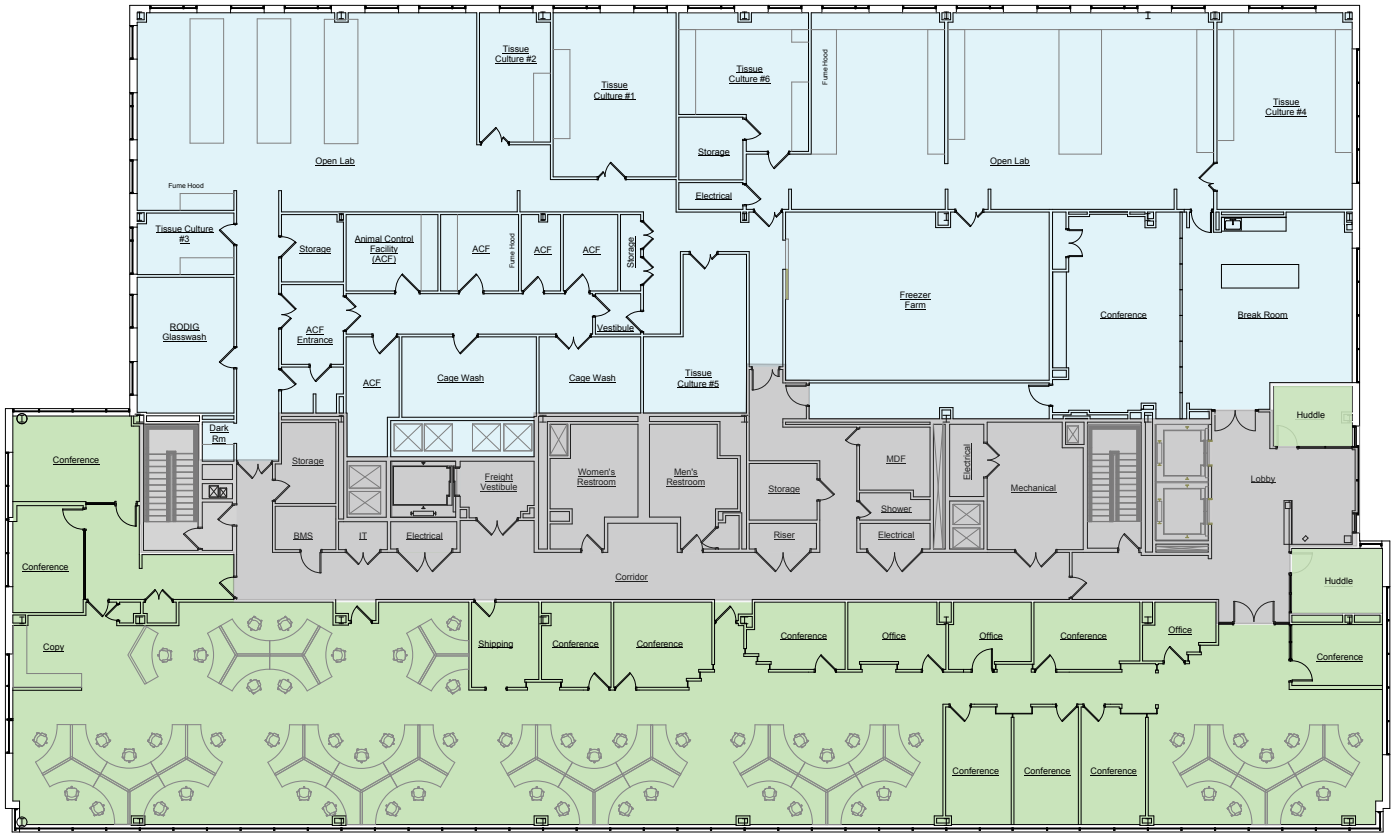


Office

EXISTING LAB/OFFICE FLOOR PLAN

Floor 5 23,666 SF

Move-in ready



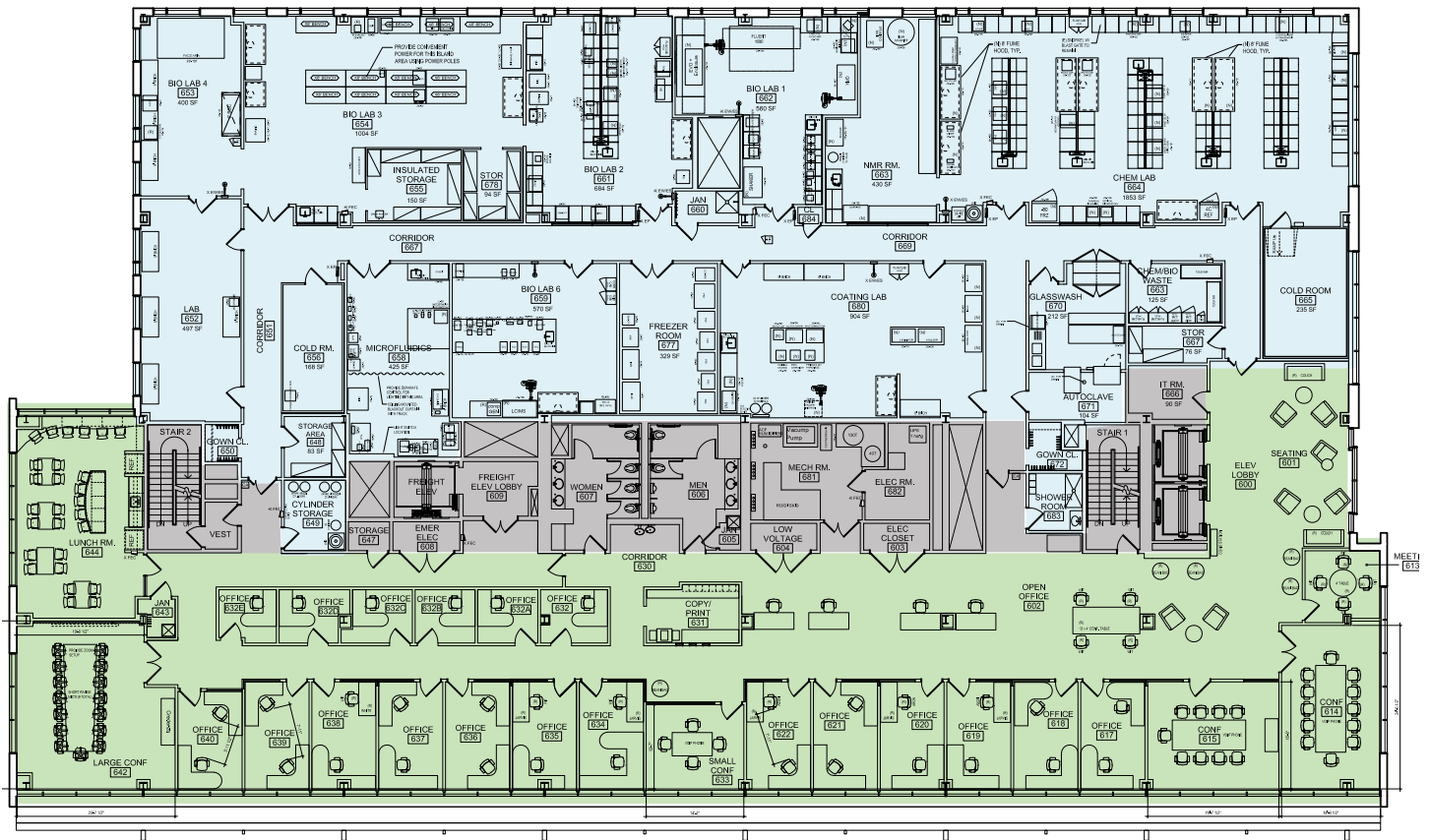
Lab

Office

EXISTING LAB/OFFICE FLOOR PLAN

Floor 6 22,442 SF

Move-in ready



CONTACT US

CDP. WHERE INNOVATION HAPPENS.
CAMBRIDGEDISCOVERYPARK.COM

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