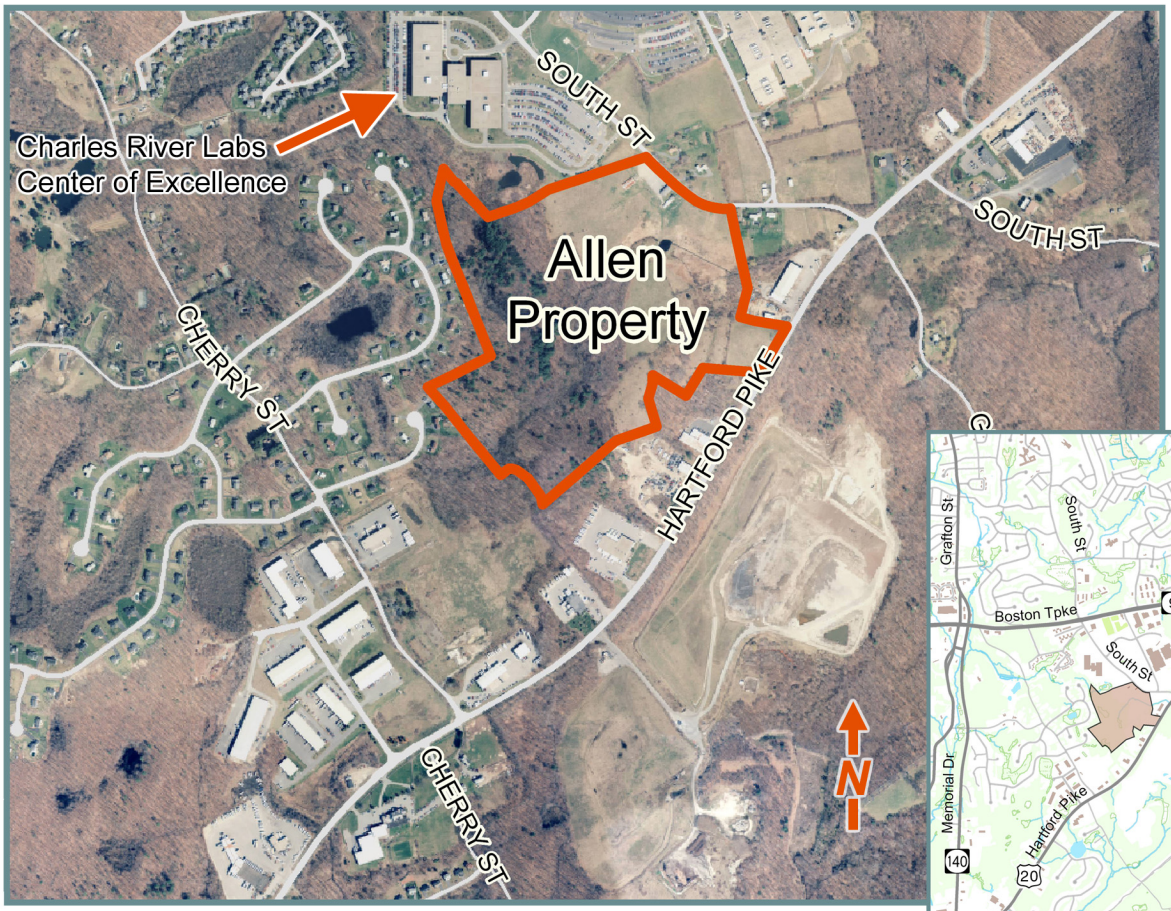
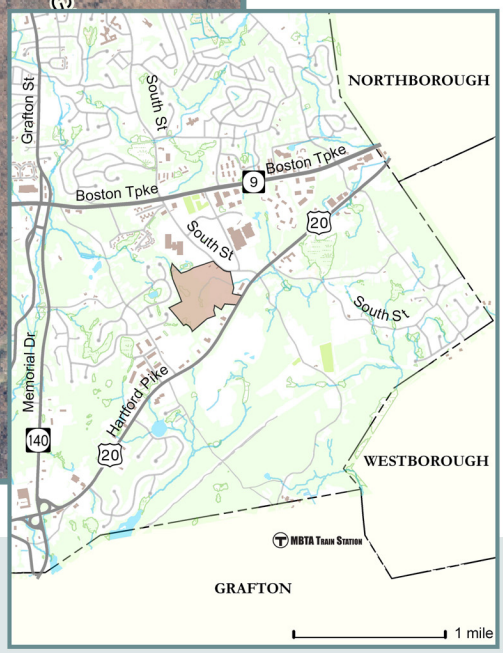
FOR SALE: FORMER ALLEN PROPERTY

RTE. 20 & SOUTH ST. - SHREWSBURY, MA





SHREWSBURY DEVELOPMENT CORPORATION

PROPERTY SPECIFICATIONS:

- 60 ACRE (20 ACRES WETLANDS) PARCEL ZONED OFFICE/RESEARCH
  - OFFICE
  - RESEARCH AND DEVELOPMENT
  - LABORATORY
  - ACCESSORY MANUFACTURING
- POTENTIAL 600,000 SQUARE FOOT BUILD OUT
- BEAUTIFULLY WOODED/MEADOW SITE
- STRATEGICALLY LOCATED ON SOUTH STREET BETWEEN ROUTE 9 AND ROUTE 20 ADJACENT TO THE 400,000 SQ FT CHARLES RIVER LABS CENTER OF EXCELLENCE OFFICE/RESEARCH FACILITY
- LOCATED WITHIN 10 MILES OF ROUTE 495 AND JUST OVER 1 MILE FROM COMMUTER RAIL
- UTILITIES
  - NATURAL GAS LINE ON ROUTE 20
  - MUNICIPAL WATER AND SEWER
  - MUNICIPALLY OPERATED ELECTRIC, CATV, AND HIGH SPEED INTERNET
- TAX RATE - $9.24 PER $1,000
- COMMUNITY COMMITTED TO EXPANDING COMMERCIAL AND INDUSTRIAL TAX BASE

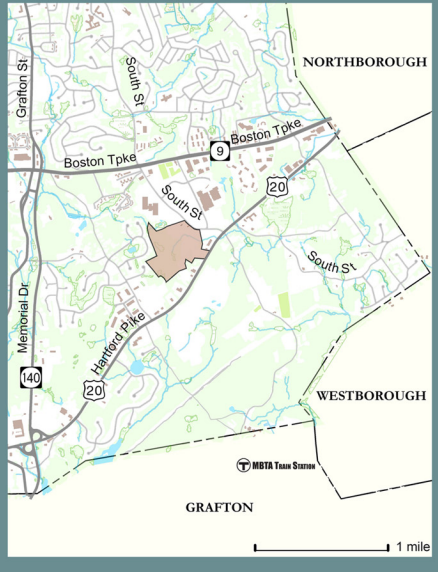
FOR MORE INFORMATION CONTACT: MICHAEL HALE
TOWN OF SHREWSBURY AND THE SHREWSBURY DEVELOPMENT CORPORATION
100 MAPLE AVENUE
SHREWSBURY, MA 01545

508-841-8508 (PHN)
508-842-0587 (FAX)
MHALE@TH.CI.SHREWSBURY.MA.US

Shrewsbury Development Corporation
Town of Shrewsbury
100 Maple Avenue
Shrewsbury, MA 01545

Place
Stamp
Here

60 Acres For Sale

Rte. 20 & South St. - Shrewsbury

- Office
- Laboratory
- Research & Development
- Accessory Manufacturing