



Andover's historic Machine Shop Village district, just five minutes from Interstate 495, East Mill includes over 200,000 square feet of spectacular brick & beam space set around an attractive mill pond.

6,000 sqft of office/R&D space in historic building with heavy timber construction and exposed brick. Custom fit-out available.

45 High Street



Completed in the summer of 2011, these 8 units feature soaring 12 foot ceilings, spacious floor plans and beautiful industrial-size windows. Exposed brick walls and painted concrete floors combine to give a true loft feel with all the conveniences of modern construction.

Spectacular office suite at East Mill North Andover has three corner exposures, exposed brick & beam construction and is built out with

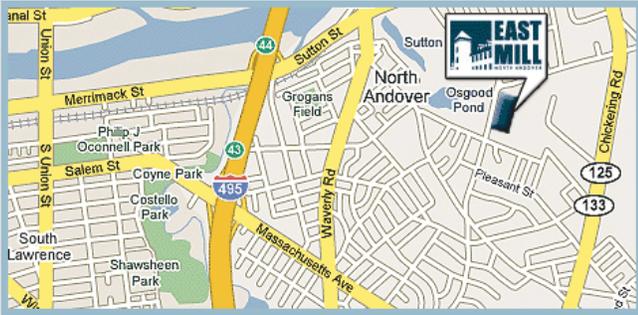


seven large offices, storage, kitchenette and a conference room. The rents are gross per usable square foot and amenities include three dining establishments and multiple wellness options on the campus.

For more information regarding East Mill lofts please contact:

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Land	22.65 acres
Total Building Area	235,000 SF
Parking	350 covered; 650 surface
Utilities	National Grid Electric; Bay State Gas; Town water and sewer
Primary Heating	Central gas-fired boilers serve perimeter loop of finned tube radiation
HVAC	Water source heat pumps provide ventilation, air conditioning and supplemental heat to all conditioned spaces
Electrical	4,600 Amps; 277/480V 3 phase with 480V/280V transformers to 120/280V panel boards
Fire Protection	Fully sprinklered; wet system
Loading	6 tailboard
Elevators	3 passenger; 1 freight



21 High Street, North Andover, MA 01845



1,700 usable sq. ft. of office space in historic building with heavy timber construction and exposed brick. This

space currently has one office, a reception area, a large kitchenette and flexible open space. Pricing is gross and includes utilities.

9,400 rentable square feet on vibrant East Mill campus.

Space has spectacular 20+ foot ceilings in historic mill building with exposed brick



and beam construction. Pricing is gross and includes utilities.

120 Water Street



19 loft-style residences in a historic mill building. featuring exposed heavy-timber beams and columns, high wood ceilings, exposed brick, oversized windows, hardwood floors in living/dining areas, carpeted bedrooms, tile baths, modern styled kitchens with granite counters and stainless steel appliances.

