



Osgood Landing

1600 Osgood Street | North Andover, MA 01845



Custom design your property

Housing | Manufacturing | Office |
Warehouse | Distribution | R & D

Renowned as the largest high tech manufacturing facility in New England, Osgood Landing's reputation is one of innovation and efficiency. Located at 1600 Osgood Street, the office and manufacturing complex is approximately two million square feet.

Located just one mile south of I-495, and just 25 minutes north of Boston, the building provides very easy access to all major arteries. The building is also located just a short drive from Logan International Airport and Manchester Boston Regional Airport.

Plus, Osgood Landing offers nearly limitless opportunities for your company to expand, so you need not worry about relocating again, as your company grows.

Land area and zoning:

- 169 Acres, significant onsite expansion possible.
35 Acres designated for residential
- 40R mixed use overlay to Industrial-2
- Expedited permitting
- 530 residential units by right

Green incentives:

- Solar power array
- High-efficiency gas boilers
- Photo sensitive indoor and outdoor lighting

Unique features and benefits:

- Aggressive rental rates
- More than 40 acres of free parking
- 300 seat auditorium
- On-site food service
- 150 seat private executive dining room
- Multi-media conference rooms
- Strong sense of campus
- Building security
- Flexible space
- High floor-to-floor interior space
- Fully automated utilities with built in redundancies

Location:

- One mile from I-495
- 25 miles North of Boston
- 30 miles South of Manchester, NH

Economic development incentives for tenants:

- State designated economic target area
- Certified project
- Tax Increment Finance Agreement with Town of North Andover



Orit Goldstein | President

- ogoldstein@ozzyproperties.com
- Phone: 978.681.5004 Ext. 115

Ellen Keller | VP Commercial Real Estate

- Phone: 978.681.5004 Ext. 113
- ekeller@ozzyproperties.com

www.OzzyProperties.com

Osgood Landing | 1600 Osgood Street, North Andover, MA 01845