

Available Commercial/Industrial Building Space in Shrewsbury for Lease or Sale
Prepared by the Shrewsbury Planning and Economic Development Department

Parcel ID	Location		Land Area (Acres)	Owner	Zoning		Total Existing Building SF	Available Bldg Space for Lease (SF)	Bldg for Sale (SF)	Notes	Lot Coverage	Marketing Efforts by Town	Land Use Code	Land Use Description	Owners 2 and 3
31 086000	20	Boston Turnpike	16.1	IREIT Shrewsbury White City	CB	MF-1	50,995	8,598		1069, 2847, 4682 SF variety of spaces available	7.3%				
31 086000	50	Boston Turnpike	16.1	IREIT Shrewsbury White City	CB			3,250		Retail in White City Shopping Center	0.0%				
32 408000	196	Boston Turnpike	3.76	Rawan Realty Trust	LB		35,000	6,500		1,400 - 6,500 available in 2 spaces	21.4%			Storefront Retail	
32 115000	235-237	Boston Turnpike	2.97	Vihar, Inc.	CB	LOD	16,610			Existing Worcester City Motel site has potential for redevelopment.	12.8%				
32-441000	246	Boston Turnpike	1.32	Lemar Crossing Nominee Realty Trust	LB	Res B-2	10,000	6,000		2,000 to 6,000 available depending on tenant needs	17.4%		3250	Retail/Stip Stores	LHII TRUSTEE
33-056000	352	Boston Turnpike	0.64	Masiello John P - Trustee	CB/MF-1	LB	9,000	500		500 SF of Office, will not divide. First floor space. Owner occupied building, ample on-site parking	32.3%		3400	Office	BEASLEY KAREN A TRUSTEE
33 070000	382	Boston Turnpike	0.63	Oak Street Condominium	CB		8,000	1,000		Air Conditioning, Drop Ceiling, On Site Management, Partitioned Offices, Signage	29.2%			Office	
33-052006	415	Boston Turnpike	1.72	SHREWSPIKE LLC	CB	MF-1	36,494	3,761	36,494	For Sale Building with existing medical & professional office tenants. Lease space still available 1,725 sq ft and 2036 sq ft	48.7%		3400	Office	
33 079000	420	Boston Turnpike	15.26	420 BOSTON TURNPIKE LLC	LI		227,899	75,000		Warehouse/Distribution/Assembly area with 25' ceiling. 3 loading docks and a 10'x12' drive in door. Existing Buildings are underutilized and property is marketed for redevelopment. 15,000 - 75,000 SF Available in 3 Spaces	34.3%			10/25/2012-Flea Market Permitted through Site Plan Approval May 2012, room for additional rehabilitation	
33 310000	483	Boston Turnpike	0.17	Jeffrey Gremo	CB		1,300	1,300			17.6%				
33-091000	504-512	Boston Turnpike	5.82	INDUSTRIAL POLYMERS & CHEMICALS INC	CB		11,000	2,400		2,400 sq ft is available in one (1) space	4.3%		3250	Retail	
33-091000	512	Boston Turnpike	5.82	INDUSTRIAL POLYMERS & CHEMICALS INC	CB		11,000	6,400		6,400 sq ft is available in one (1) space	4.3%				
34-025000	516	Boston Turnpike	1.13	THE MATICA TRUST	CB		13,877	4,800			28.2%		4010	Industrial Warehouse	ARMENTI JOSEPH M TRUSTEE
34 035000	566-574	Boston Turnpike	2.04	566-574 Boston Tpke LLC	CB		25,000	7,600		2 spaces available 3,880 - 7,600	28.1%			Storefront Retail/Office	
34 080000	624	Boston Turnpike	0.69	Merri-Macs Realty Trust	CB		720			Potential for re-development or additional development on land	2.4%				
34-077000	701	Boston Turnpike	25.30	Attella Lily Realty Trust	CB	ReA	2,023			NW corner of Route 9 & South Street	0.2%		101 - SF	Single Family	Attella Lily Trustee / C/O Thad Samara
35 009000	757	Boston Turnpike	14.10	CUBE HHF NORTHEAST MA LLC	CB		8,960	Land		Potential for additional development on land	1.5%			Self Storage	
35-026000	800	Boston Turnpike	6.34	Taming of the Shrewsbury	LI		80,000	80,000			29.0%		4040		O'Neill Partners LLC
35 025002	820	Boston Turnpike	3.18	Shrewsbury Central Park Assoc	LI		26,945	14,677			19.5%			Warehouse	
36 005000	889	Boston Turnpike	5.19	First Shrewsbury Hotel Investments LLC	CB		46,256			Existing Days Inn Hotel, permit issued for the addition of a restaurant, banquet hall, and conference center. Adjacent to Learning Experience Daycare	20.5%				
36 031005	904	Boston Turnpike	3.26	Park Nine West LLC	LI		25,000	10,000			17.6%			Warehouse	
36-031006	910	Boston Turnpike	3.79	HECHT SHREWSBURY LLC	LI	CB	37,800	12,000		4,000 - 12,000 SF of Office/Retail, will divide	22.9%		4000	Industrial	
36-019000	957	Boston Turnpike	15.83	Lebeaux, Reuben E. (dec'd 2008)	CB		492			Shrewsbury Nurseries is closed and property is currently on the market for development. Landscape Depot under construction on portion of site - 5/2017.	0.1%			6/2016 Landscape Depot Permitted for Outside Display, additional capacity for development remaining	
36 021000	1000	Boston Turnpike	22.39	Shrewsbury Village Limited Partnership	CB	R20OD	188,900	4,000		Storefront Retail 1,500 - 4,000	19.4%				
36 021000	1000	Boston Turnpike	22.39	Shrewsbury Village Limited Partnership	CB	R20OD	188,900	40,000		*Proposed* 40000 SF Office & Medical space	19.4%				
36 021000	1000	Boston Turnpike	22.39	Shrewsbury Village Limited Partnership	CB	R20OD	188,900	50,000		*Proposed* 50,000 Retail Building	19.4%				
19 145001	28	Bowditch Drive	9.13	KLN Associates Berlyn Lynne F Trustee	LI		41,040	41,040		Located on Main Street @ Worcester City Line - Potential for building expansion up to 100,000 SF	10.3%				
48 003000	297	Cherry Street	1.93	VINCEQUERE PAUL F	LI	R20OD	798			Potential for new construction and development	1.0%				Russell Edmund K / Russell Margaret

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48-014007	11	Commerce Road	2.25	Clark Realty Development Corp.	LI		16,000	4,000		Class B Service Building	16.3%				
48-014003	12	Commerce Road	4.44	Clark Realty Development Corp.	LI		16,000	9,600		1,600 - 9600 available in 2 spaces; Class B Warehouse Building	8.3%				
48-014009	14	Commerce Road	1.90	SDL REALTY TRUST	LI		18,000	3,750	18,000	Storage Warehouse	21.7%		3160	Commercial Warehouse	TURNBLOM STEPHEN J TRUSTEE
53 010000	690	Grafton Street	4.49	Polito Realty Inc	LI		20,000	10,000			10.2%				
57 116000	6	Hartford Pike	0.09	Frank J Prizio	LB	R20OD	1,584			Potential for reuse or renovation	40.4%		3260	Rest/Clubs	
57-086000	91-101	Hartford Pike	1.13	CEI Realty Trust	LB		6,488	3,870		Freestanding Retail Building	13.2%				
52 125000	193	Hartford Pike	3.90	Hartford Turnpike Realty Inc.	CB	R20OD	7,570	7,570		Class B Warehouse Building; NE corner of Route 20 & Lake Street	4.5%			10/25/2012-Portion currently used to store new inventory for Patrick Subaru	
52 132000	223	Hartford Pike	5.50	Coles Pond Nominee Trust	LI		6,500	6,500			2.7%			Truck Terminal	
48-014002	479	Hartford Pike	2.14	DUVA MIDSTATE RTE 20 REALTY TRUST	LI		11,178	3,000		Class C Light Distribution Building	12.0%		3160	Commercial Warehouse	
48 012000	525	Hartford Pike	23.18	VIRGINIA K LUKE IRREVOCABLE TRUST	LI	R20OD	19,579	0		Abandoned restaurant. Condemned building. Major opportunity for demolition and redevelopment on Route 20	1.9%				Giblin Kevin Trustee
36 038000	845	Hartford Pike	2.37	Amin Pratima Kamlesh	LI	R20OD	1,704	0		Site permitted for a 50-room hotel and 4,000 square feet of retail.	1.6%				
36 042000	864	Hartford Pike	2.90	Saulenas Inc.	CB	R20OD	8,700	6,000		Class C Truck Terminal Building	6.9%				
22 151000	15	Maple Avenue	0.24	David Richards Childrens Trust	LB		4,000		4,000		38.3%				
27 002000	200	Maple Avenue	42.15	Worcester City Campus Corporation	LOR					Partially occupied land by Umass Medical School - Additional vacant land available for development					
32 380000	335	Maple Avenue	20.78	CJ & S, Inc	CB	LOD	75,886			316-Other Storage	8.4%				
21-170000	512	Main Street		WELLNESS REALTY TRUST	LB		13624	5,000		2,500 sq ft in two (2) spaces	#DIV/0!		3440		
22-247000	592-594	Main Street	0.17	Bridge Maunsell Irrevocable Trust	LB		1,585	1,585		Retail Building on Intersection of Route 140 and Main Street	21.4%				
32 380000	335	Maple Avenue	24.80	Spagtagular LLC	CB	LOD	50,530			Commerical Warehouse (1929) on mostly vacant lot 131-Potential for Development or Redevelopment	4.7%				
47-01545	159-165	Memorial Drive	2.46	RIGR Realty Inc.	LI		12000	2400		Class B Light Manufacturing Building	11.2%				
47-01545	159-165	Memorial Drive	2.46	RIGR Realty Inc.	LI		12000	8,000		Available in 1 space; Light Manufacturing Bldg	11.2%				
47-013002	175	Memorial Drive	9.96	C/O RICHARD RICKER ESQUIRE	LI		13,409	4,355		Space is industrial and will not divide / 2 drive in doors, 1 loading dock, +-700 sq ft of office included.	3.1%	4010		Industrial Warehouse	
53-081000	201	Memorial Drive	3	MOROUN MANUEL J	LI		6,250	6,250		Class C Truck Terminal Building	4.8%		3140		
31 068000	19-21	N. Quinsigamond	0.70	Phyllis M Swift 2001 Trust	CB		9,303	1,240		1,100 - 1,240 in 2 spaces	30.5%			Office	
35-028000	333	South Street	72.61	Worcester City Campus	OR		691,000	83,555		Building partially occupied by Umass. Lease space available Land on north side of access road available for possible development. (SF): 21,369 Office; 21,369 Flex; 20,835 Industrial;19,982 Industrial; 32,380 Industrial; 43,246 Office	21.8%				
43 001002	433	South Street	0.62	ATFS Realty Trust	CB		5,000	5,000	5,000	Office property for sale or lease	18.5%				
		Total Acres:	925.8	Acres											
							Total Bldg Sq Ft for Lease:	550,501							
							Total Bldg Sq Ft for Sale:	63,494							