

FOR LEASE

OFFICE BUILDING



NORWELL PARK

101 ACCORD PARK DRIVE, NORWELL, MA 02061-1605

For More Information

DAVE ELLIS

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NORWELL PARK

Building Name	Norwell Park
Property Type	Office
Property Subtype	Office Building
Building Size	21,879 SF
Lot Size	2.27 Acres
Building Class	B
Year Built	1980
Year Last Renovated	2019
Number of Floors	2
Average Floor Size	11,000 SF
Free Standing	No

This two-story office building has undergone a complete renovation in 2019. The properties exterior has been improved with new paving, new landscaping with up-lighting & a completely new building exterior. The interior has received a modern update as well that includes new bathrooms, cafe/kitchenette, and shared co-work amenities.

The second floor has been transformed into an industrial chic co-work environment, with common conference rooms that feature large LED monitors with wireless connectivity, secure WiFi, shared cafe/kitchenette, phone/meditation room and more. The enterprise suites are turnkey and include all utilities plus internet and range from 847sf to 1,550sf.

101 Accord Park Drive offers Enterprise and Team suites built to be flexible for small growing businesses to flexible corporate requirements. The newly renovated building offers several amenities including full business lounge, 3 common conference rooms, kitchen, and ready to use technology package for plug and play. Offices can be delivered furnished upon request. Flexible Lease Terms.



- Building Amenities including Lounge
- Plug & Play Office Suites
- 3 Common Conference Rooms
- Direct Highway Access
- Updated Building Facade and Entry
- Ample Parking

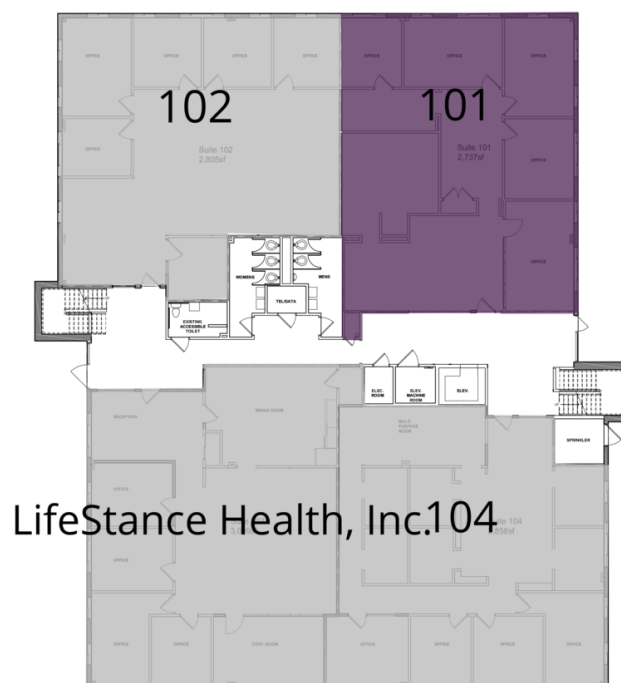
ADDITIONAL PHOTOS

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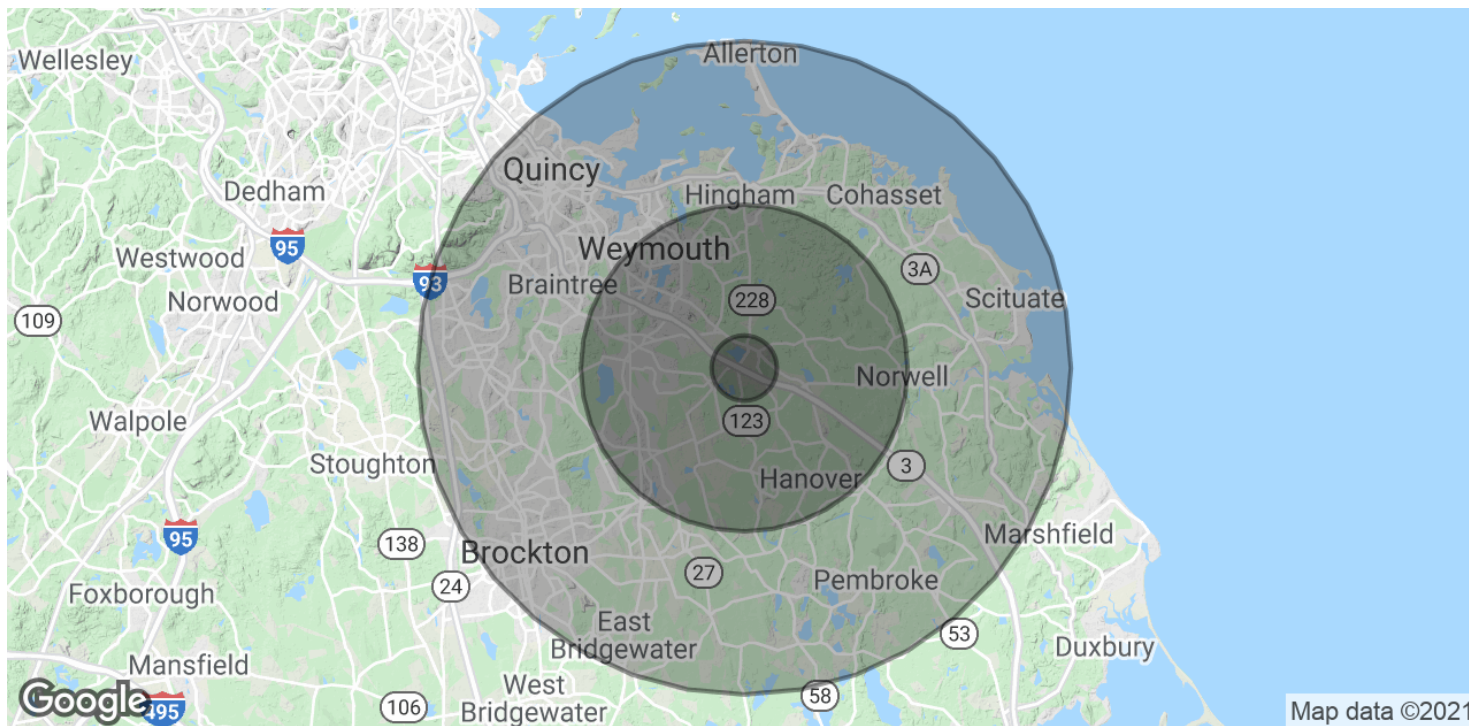
AVAILABLE

Suite	Tenant	Size	Type	Rate
Suite 101	Available	1,979 SF	Modified Gross	Negotiable
Suite 102	-	1,348 SF	Modified Gross	-
Suite 103 & 105	LifeStance Health, Inc.	3,039 - 5,320 SF	Modified Gross	-
Suite 104	DE Foods	2,858 SF	Modified Gross	-
Suite 201	Curaleaf	1,288 SF	Full Service	-

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SUITE	TENANT	SIZE	TYPE	RATE
Suite 202	Available	1,181 SF	Full Service	Negotiable
Suite 203	Uberjets	992 SF	Modified Gross	-
Suite 204	Available	994 SF	Modified Gross	Negotiable
Suite 205	Available	1,051 SF	Modified Gross	Negotiable
Suite 206	Available	1,550 SF	Modified Gross	Negotiable
Suite 207	Norris Group	847 SF	Modified Gross	-
Suite 208	Available	1,153 SF	Modified Gross	Negotiable
Suite 209	Available	1,370 SF	Modified Gross	Negotiable

NORWELL PARK



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	2,598	98,289	388,031
Median age	42.8	40.3	40.3
Median age (Male)	39.9	38.6	38.7
Median age (Female)	46.0	42.0	41.7
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	1,000	38,344	150,527
# of persons per HH	2.6	2.6	2.6
Average HH income	\$101,550	\$97,352	\$90,038
Average house value	\$423,380	\$458,409	\$429,638

* Demographic data derived from 2010 US Census

NORWELL PARK



MEET THE TEAM

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Managing Partner

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