



## CAPITAL PLACE

25-53 CAPITAL DRIVE  
WEST SPRINGFIELD, MA

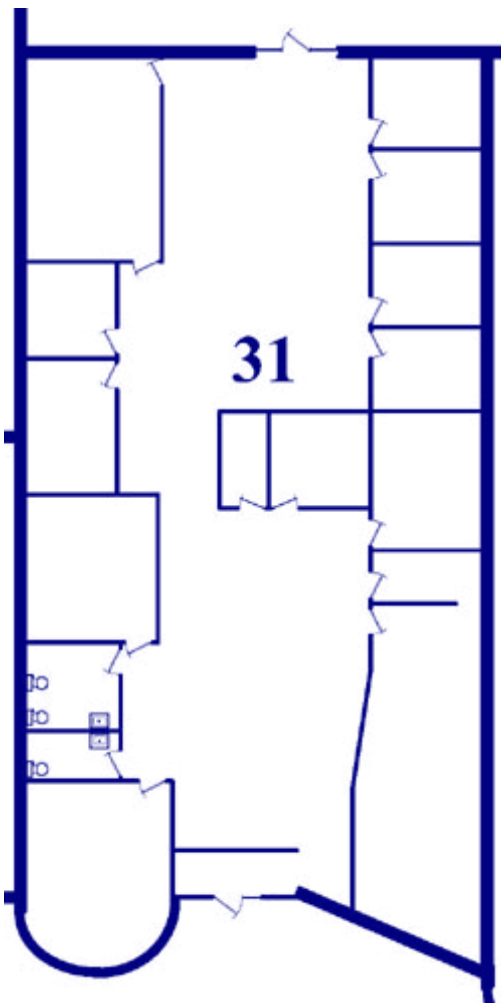
Office space available in a contemporary multi-purpose building located in the center of West Springfield's most rapidly developing business area.

Zoned Business A

Close, Easy access to the Interstate and State highway system.

Space includes acoustical drop ceiling, florescent lighting, individually controlled HVAC system and wall to wall carpeting.

Free paved parking along with a private truck dock is included.



- 31 Capital Dr.
- Approx. 5,000 Square Foot
- Gas-fired heating and Air conditioning
- Handicapped Restrooms
- Handicapped Access
- Large Central Office
- 8 Private Offices
- Conference Room
- Break Room
- Kitchen
- Records Storage Room
- Storage Closet
- \$10.75 psf annual NNN
- \$2.75 psf estimated NNN expenses
- Brokers Protected



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