

REAL ESTATE SPEC SHEET

Required:

BUILDING NAME	Parker Mills
NAME/OWNER	Rockland Properties-Peter King
ADDRESS OF SITE	426 Metacom Ave, Warren, RI 02885
CONTACT NUMBER	401-301-4317 Andy Arruda
YEAR OF CONSTRUCTION	1899
ACREAGE/LOT SIZE	13 acres
TOTAL SQUARE FOOTAGE	225,000
- OFFICE SQUARE FOOTAGE	Build to suit
FOR SALE OR FOR LEASE?	Lease 10,000 sf spaces and larger

Optional:

PARKING SPACE	Total Parking Spaces
CEILING HEIGHT	16' to 20'
NUMBER OF LOADING DOCKS	10
NUMBER OF OVERHEAD DOORS/SIZE	10
HEATING SOURCE	gas
COOLING SOURCE	Gas/electric
SPRINKLER SYSTEM	Yes
ALARM SYSTEM	In some spaces
ELECTRIC SPECS—(AMPS)	540,000 volts, 600 amp 3 phase is in most areas of building
WATER/SEWER	Yes
ESTIMATED TAXES	Included in rent
OCCUPANCY	Depends on space taken
ADDITIONAL INFORMATION/NOTES:	We just purchased this property and are excited about our plans. 426 Fitness was also purchased in this deal. We will be renovating the entire building with new windows, re-furnished floors, newly painted walls and ceilings and more. Please give us a call to come take a look!