

**Brookfield**  
Properties



# STOUGHTON LOGISTICS PARK

25 Maple Street, Stoughton, MA 02072

**±879,557 sq. ft.**  
DIVISIBLE

[www.stoughtonlogisticspark.com](http://www.stoughtonlogisticspark.com)



**BUILDING 3 OFFICIALLY  
UNDER CONSTRUCTION**

## A Superior Location

Centered in the heart of the core Route 128 submarket, CBRE is pleased to present a unique opportunity at Stoughton Logistics Park, a new master planned industrial park. The park can accommodate high-bay warehouse, flex, and R&D uses within three proposed buildings totaling ±879,557 sq. ft.



**±879,557 sq. ft.**

DIVISIBLE



**Q3 2025**

DELIVERY



**±67**

TOTAL ACRES



**Three**

INDUSTRIAL BUILDINGS



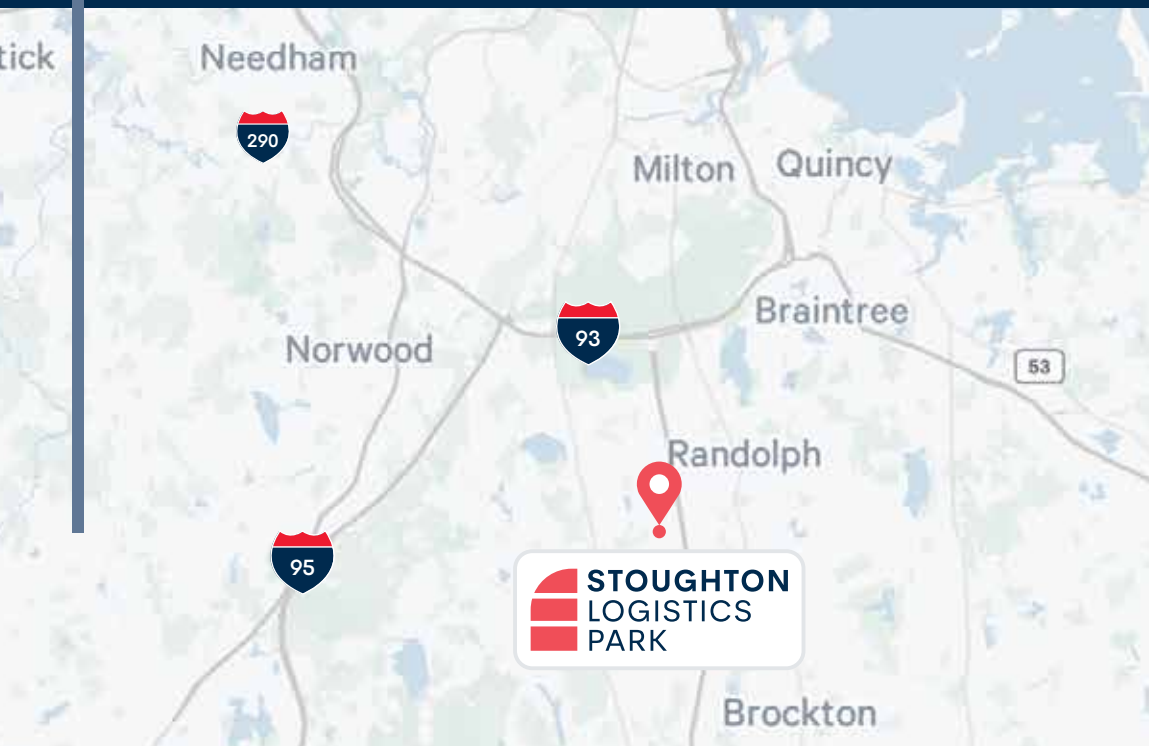
**36' - 42'**

CLEAR HEIGHT



**ESFR**

FIRE SPRINKLERS



**±6.9 Acres of Excess Parking & Outdoor Storage**

**Trailer Parking & Outdoor Storage**

**19 Miles to Boston**

**Prime Location for Final Mile Delivery**

**Less than 5 Miles from I-93**

# Site Plan



# Building 1

## BUILDING SPECIFICATIONS

- **Total Building:** ±274,637 sq. ft.
- **Loading Docks:** 51 loading docks; 2 drive-in doors
- **Auto Parking:** 178 spaces (±0.65/1,000 SF)
- **Clear Height:** 36'
- **Column Spacing:** 50' x 56'; 60' speed bay
- **Building Dimensions:** 260' x 1030'
- **Trailer Parking:** 43 spaces



**±261,577 sq. ft.**

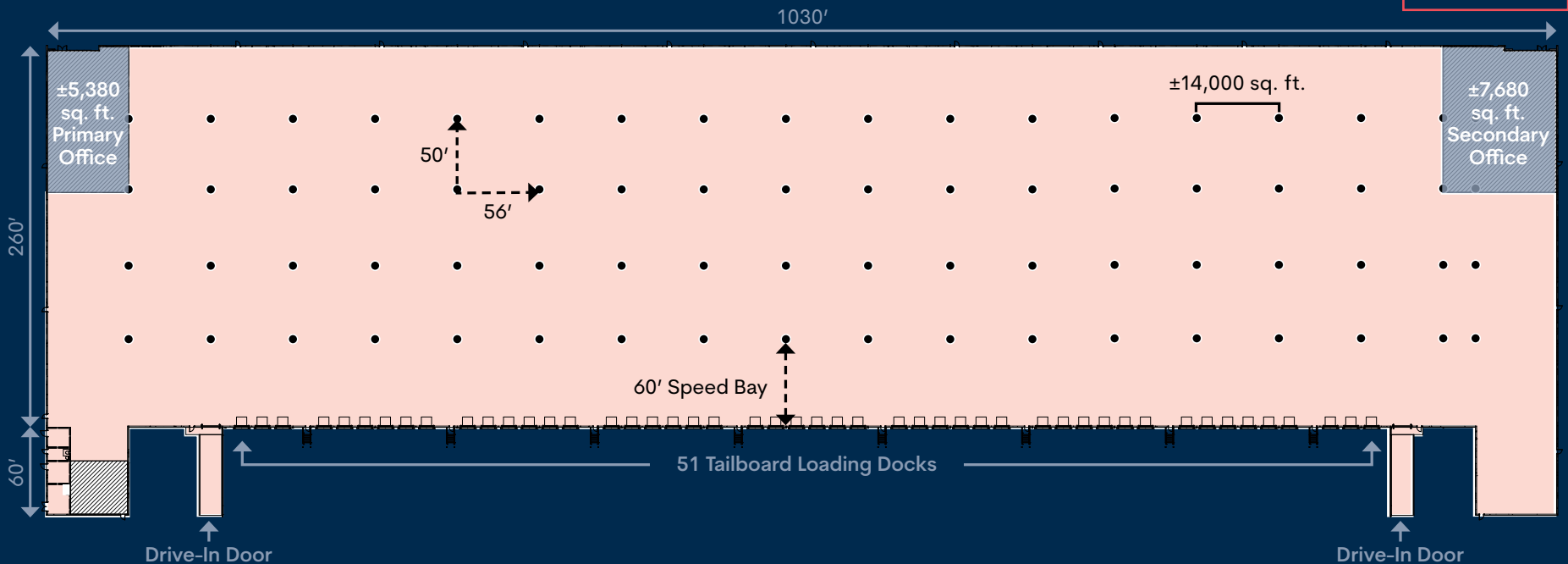
WAREHOUSE



**±13,060 sq. ft.**

OFFICE

## FLOOR PLAN | ±274,637 TOTAL SQ. FT.



# Building 2

## BUILDING SPECIFICATIONS

- Total Building: ±192,990 sq. ft.
- Loading Docks: 43 loading docks; 2 drive-in doors
- Auto Parking: 156 spaces (±0.81/1,000 SF)
- Clear Height: 36'
- Column Spacing: 53'4" x 56'; 60' speed bay
- Building Dimensions: 220' x 879'5"
- Trailer Parking: 33 spaces



**±183,290 sq. ft.**

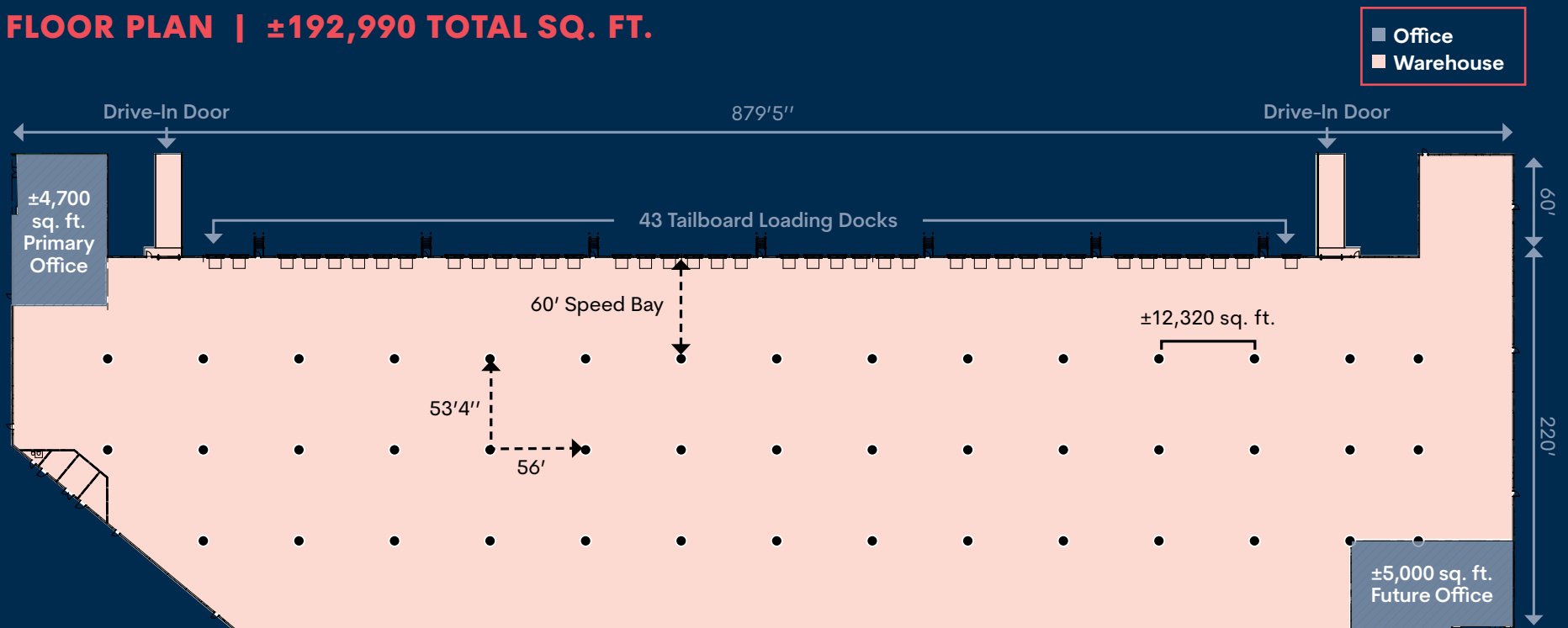
WAREHOUSE



**±9,700 sq. ft.**

OFFICE

## FLOOR PLAN | ±192,990 TOTAL SQ. FT.



# Building 3

## BUILDING SPECIFICATIONS

- **Total Building:** ±411,930 sq. ft.
- **Loading Docks:** 77 loading docks; 4 drive-in doors
- **Auto Parking:** 238 spaces (±0.58/1,000 SF)
- **Clear Height:** 42'
- **Column Spacing:** 54'6" x 56'; 60' speed bay
- **Building Dimensions:** 447' x 899'
- **Trailer Parking:** 90 spaces
- **Box Truck Parking:** 9 spaces



**±391,530 sq. ft.**

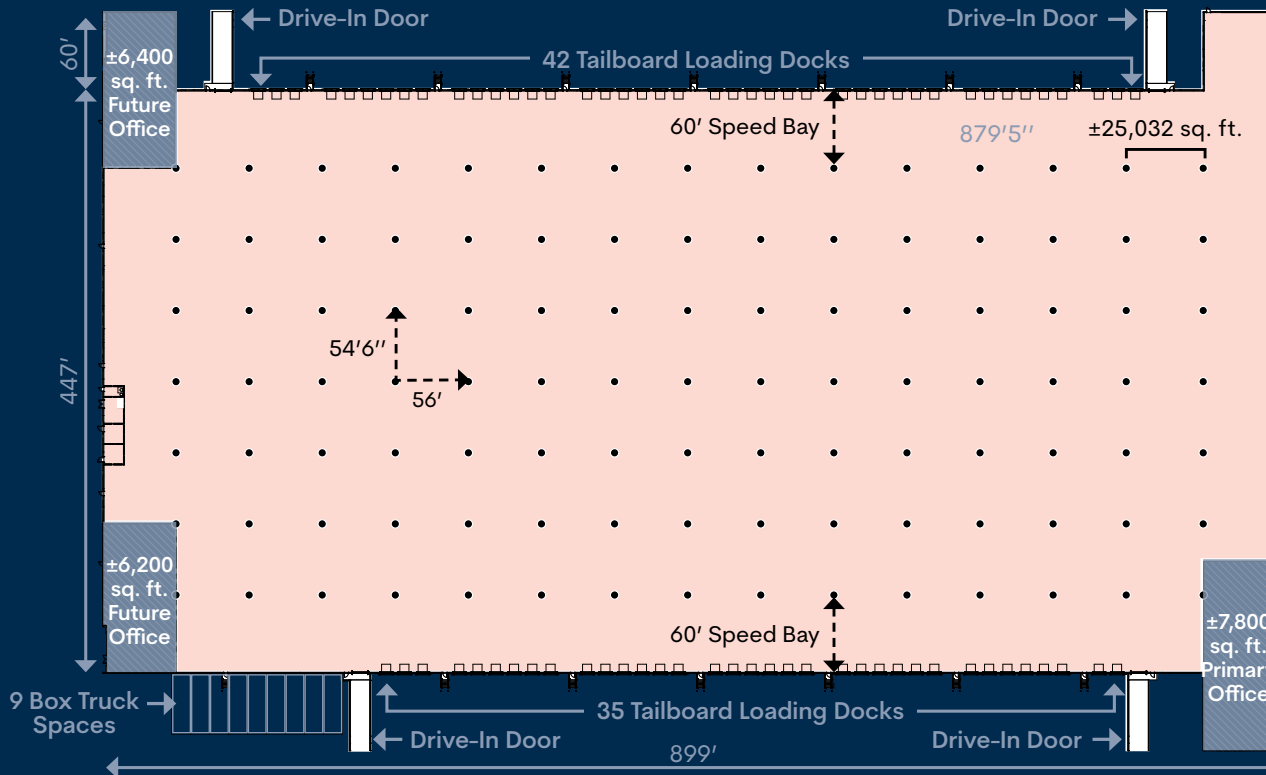
WAREHOUSE



**±20,400 sq. ft.**

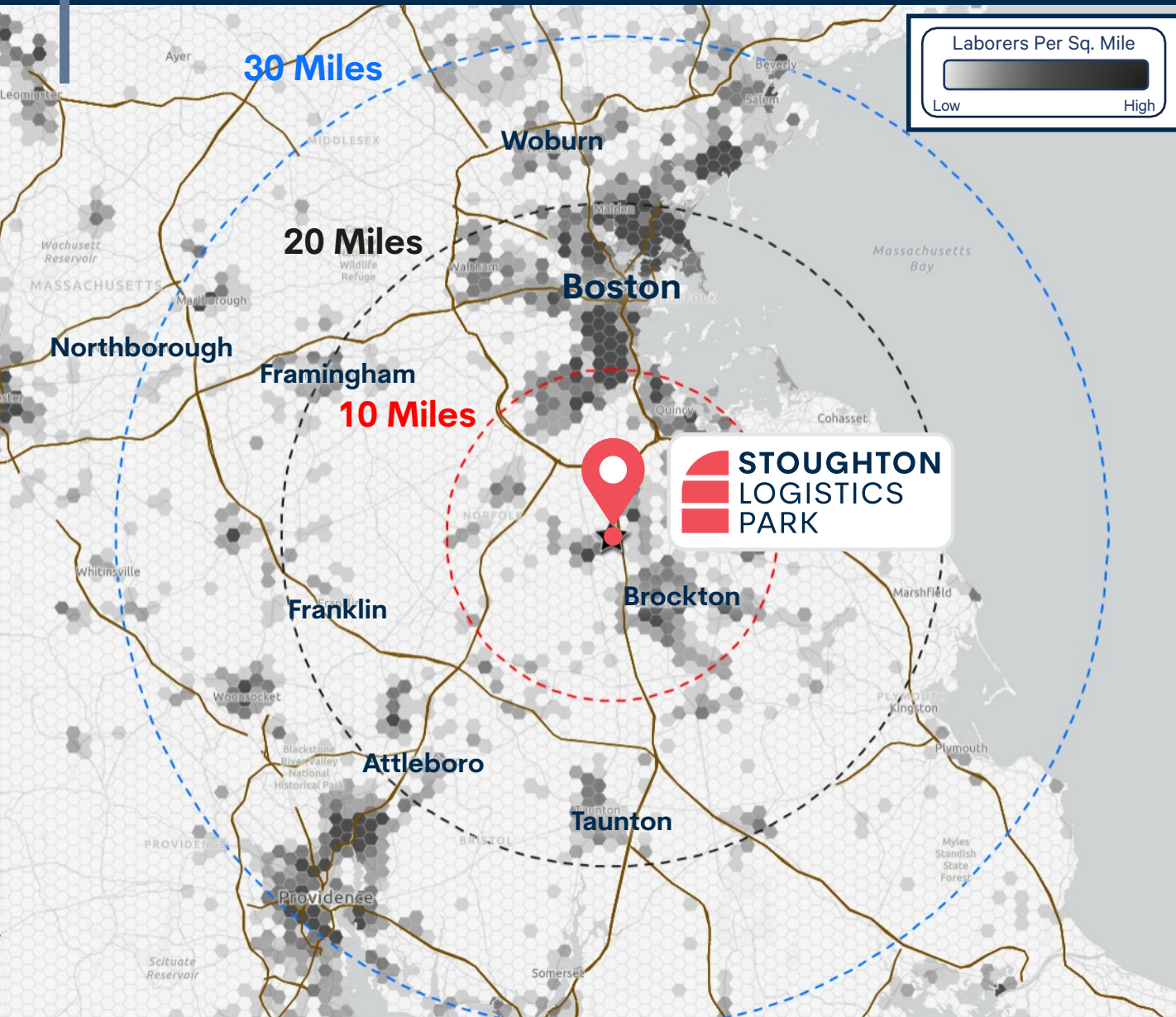
OFFICE

## FLOOR PLAN | ±411,930 TOTAL SQ. FT.



■ Office  
■ Warehouse

# Labor & Population



## 10 MILES

- Total Population: 755,200
- Transportation/Warehouse Workers: 18,982
- Population Ages 16+ Total Labor Force: 429,082

## 20 MILES

- Total Population: 2,810,168
- Transportation/Warehouse Workers: 54,512
- Population Ages 16+ Total Labor Force: 1,629,942

## 30 MILES

- Total Population: 4,546,485
- Transportation/Warehouse Workers: 90,583
- Population Ages 16+ Total Labor Force: 2,580,371

# STOUGHTON LOGISTICS PARK

Brookfield Properties

## Corporate Neighbors



**amazon**  
Organogenesis  
EQUIPNET  
United Rentals

**RLPS**  
RED LINE  
FREIGHT SYSTEMS

**STOUGHTON LOGISTICS PARK**

**TARGET**

**boston interiors**  
AUTOPART INTERNATIONAL  
United Rentals

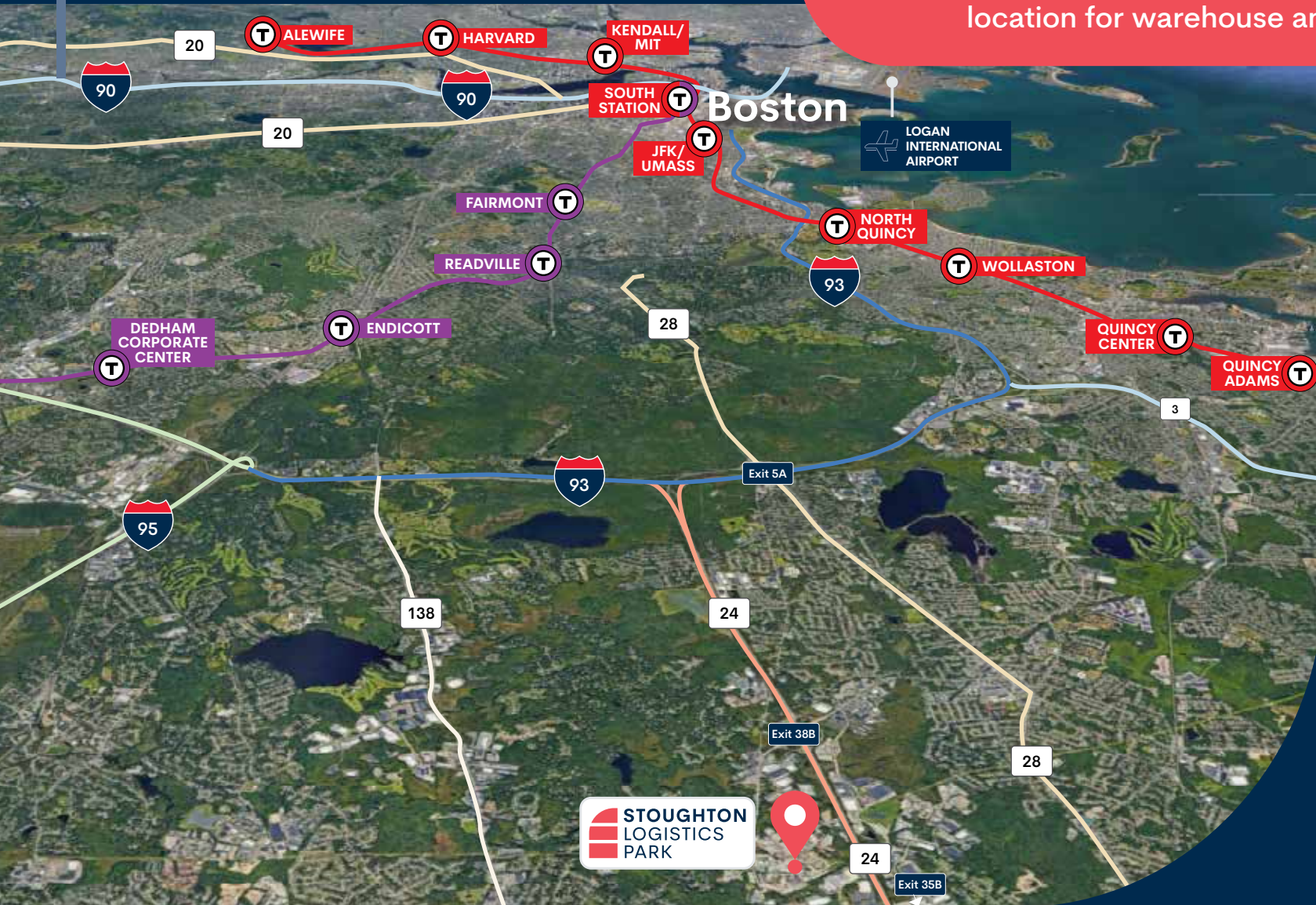
**COSTCO WHOLESALE**  
IKEA  
THE HOME DEPOT

**YALE APPLIANCE**

RoadSafe  
SUNBELT  
Tighe Logistics

# Access & Amenities

Located less than 5 miles from I-93 with premier access to a major highway network, making it the optimal location for warehouse and distribution users.



-  4.5 MILES
-  5.0 MILES
-  17.1 MILES
- Boston**  
19.0 MILES
-  20.8 MILES
-  LOGAN INTERNATIONAL AIRPORT  
22.7 MILES
-  25.3 MILES
-  38.5 MILES





**STOUGHTON**  
**LOGISTICS**  
**PARK**



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