



## For Lease: 7 Parker Road, Osterville



### *Second Floor Office Suite*

- ◇ **Location:** 7 Parker Road, Downtown Osterville
  - ◇ **Size/ type:** Private office, large conference room, and waiting/ reception.
  - ◇ Lease includes shared use of two bathrooms.
  - ◇ Meticulously maintained complex.
  - ◇ Parking and entry both in front and in back.
  - ◇ Walk to Wimpy's and Five Bays Bistro
- Features:**
- ◇ Brand new, wood-like flooring and paint with chair rails throughout.
  - ◇ Lots of natural light
  - ◇ Custom window blinds
  - ◇ Landlord is responsible for common area maintenance.

This space measures (+/-) 550 sq. ft., is in like-new, turn-key condition and has an ideal layout. Other businesses in the building include King & Farrell Law, LPL Financial and the Law offices of Sarah Alger. Note— Cost of utilities is (+/-) \$6.00 psf.

***Rent is \$1,300 per month (includes utilities)***

**Exclusively Listed by Ali Maloney- AMG Realty**

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## 7 Parker Road, Second Floor Suite, Osterville



Above- Inside the conference room, which is over 23' long. . All windows are 6' tall x 3' wide and are outfitted with custom blinds. Interior glass windows carry light to interior rooms. New wood-like flooring throughout.



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**Right– reception waiting room within the office suite.**



**There are 4 levels of office space in this building-lower, first, second and third. This space is on the second floor. Left-Second floor landing, showing the entrance to this office suite straight ahead.**

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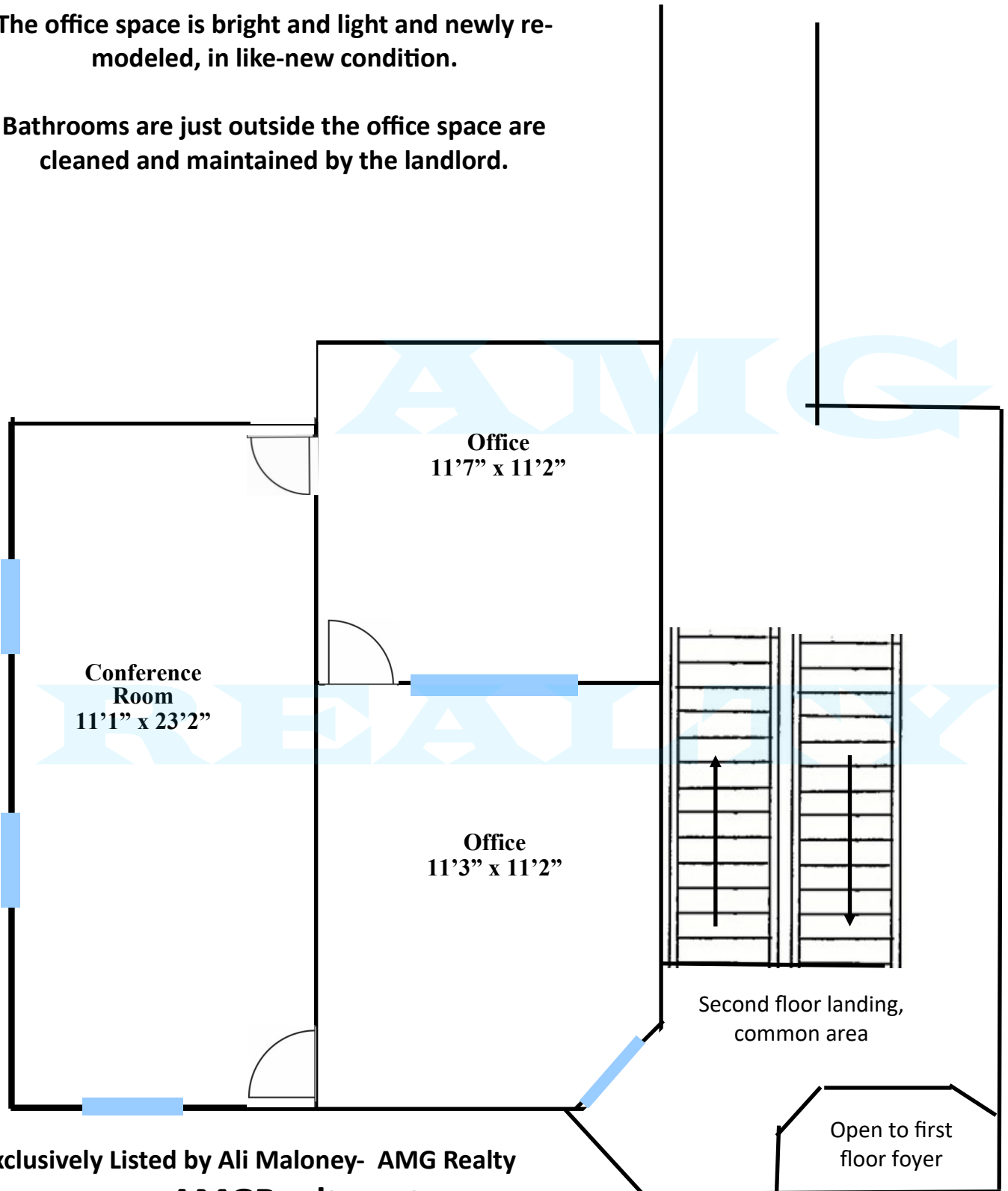
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**For Lease- 7 Parker Road, Oosterville**  
**550 sq. ft. Office Suite**



The office space is bright and light and newly re-modeled, in like-new condition.

Bathrooms are just outside the office space are cleaned and maintained by the landlord.



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