

# 172-176 WILLIAMS STREET

CHELSEA MA, 02150

*FIRST-CLASS INDUSTRIAL/ FLEX/ R&D*



**172-176 Williams St.**



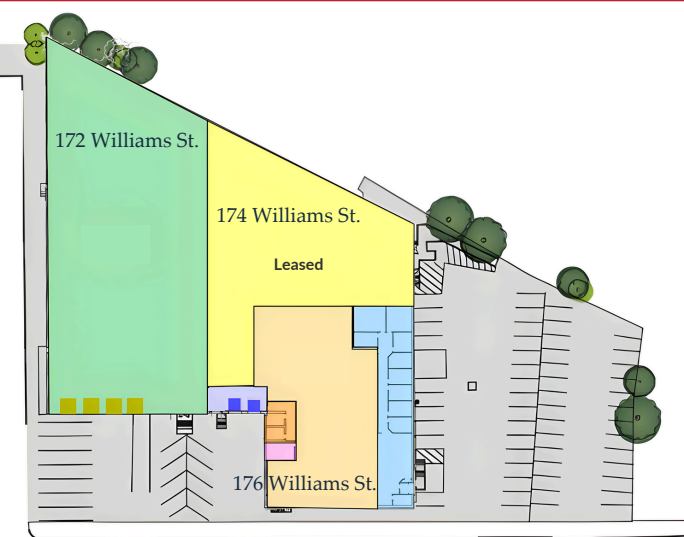
Creating Better Places to Live, Work, and Play ®



## 1st Class Industrial Flex/ R&D Space



*This first-class industrial space is ideal for manufacturing, wholesale and R&D uses. The premises have four to seven loading docks and a clear height of 20 feet. Space also include private office and free off-street parking.*



### ADMIRAL HILL SMALL

- 172 Williams St
- 174 Williams St
- 176 Williams St



- Office
- Kitchen
- Common Restrooms

### CAMPUS

- Parking
- Exclusive Loading
- Common Loading



**Location:** 172-176 Williams Street,  
 Chelsea MA 02150

### SPECIFICATIONS

**Sprinklers:** Fully Sprinklered

**HVAC:** Gas

**Electric:** 400 Amps 240 v, 3 phase

**Water & Sewer:** City of Chelsea

**Available:** 33,026 SF Contiguous or  
 11,968 SF at 176 Williams Street  
 21,058 SF at 172 Williams Street

**Loading:** 4 exclusive loading docks &  
 2 common loading docks

**Clear Height:** 20'

**Parking:** Free Off-Street

**Exterior:** Architectural Block

**Roof:** Rubber Ballast

### CONTACT

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 Senior Vice President, Director of Leasing  
 gregazzini@combinedproperties.com  
 781.321.7800 x318  
 www.combinedproperties.com



172-176 WILLIAMS STREET,  
CHELSEA

172 WILLIAMS: 21,058 SF

174 WILLIAMS: LEASED

176 WILLIAMS: 11,968 SF

CONTIGUOUS: 33,026 SF

### ADMIRAL HILL SMALL



172 Williams St

174 Williams St

176 Williams St



Office

Kitchen

Common

Restrooms

### CAMPUS

Parking

Exclusive Loading

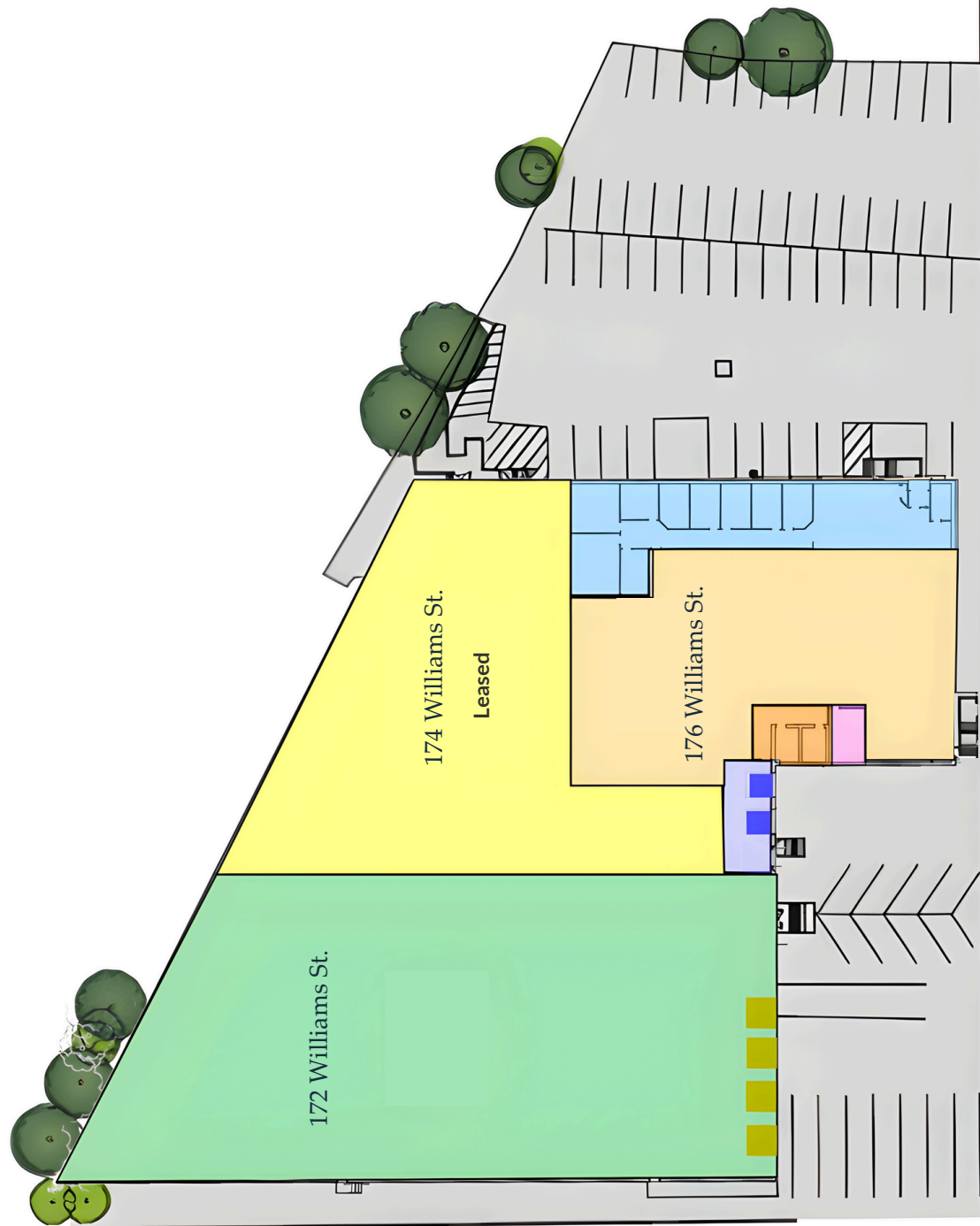
Common Loading

CP  
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*A full service real estate firm.  
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Mulberry Street

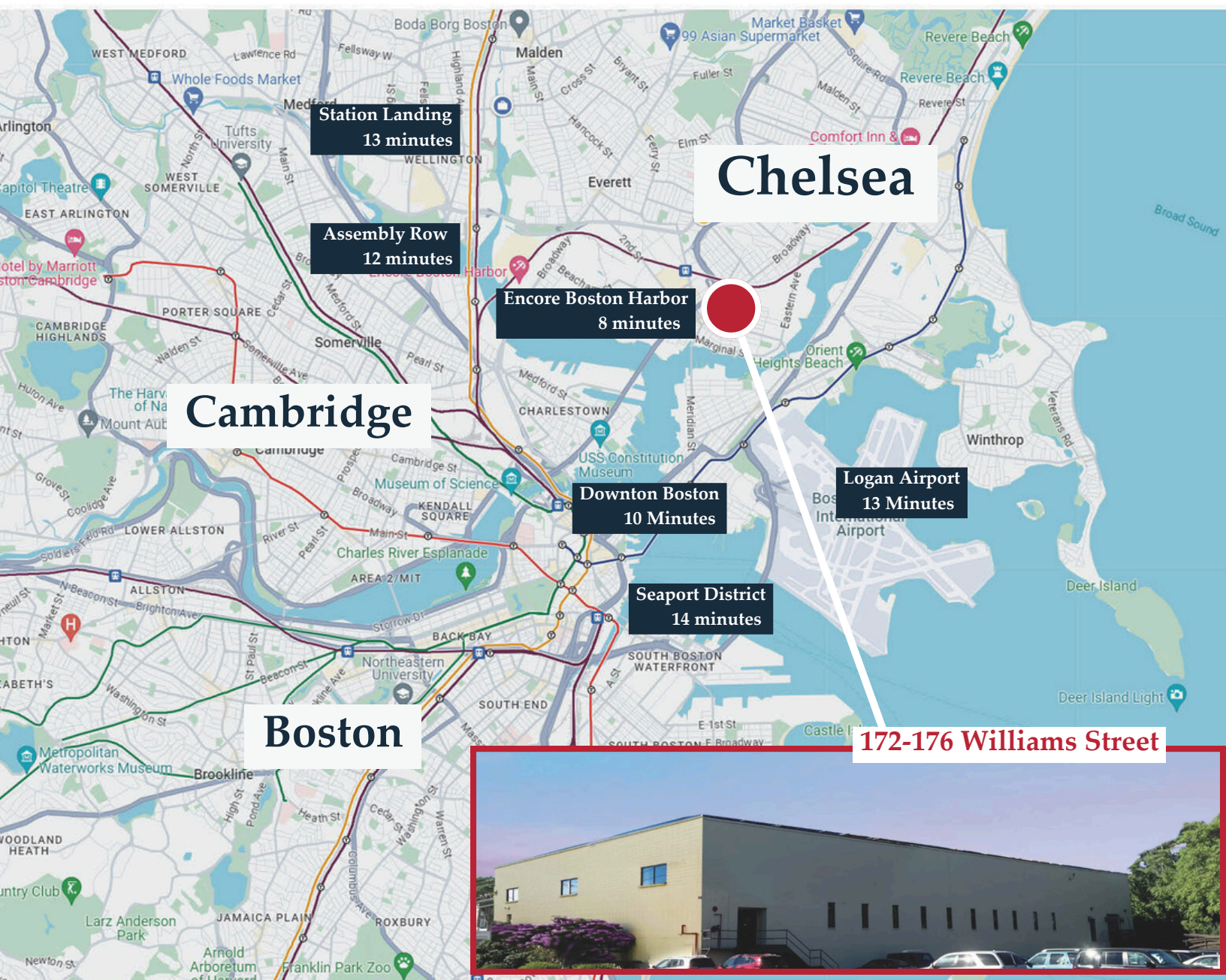


Williams Street



# A Neighborhood in Transition

Chelsea, Massachusetts has experienced tremendous growth driven by expanding industrial, life science, office, residential and hotel populations. A truly unique location with historic landmarks, a working waterfront and dramatic views at Admiral's Hill. The brand new MBTA Silver Line station, which connects to Logan International Airport, South Station, and Boston's Seaport District, is just 0.5 miles away.



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# Site Plan

## ADMIRAL HILL LARGE

- 9 Arlington St
- 15 Arlington St
- 21-25 Arlington St
- 32 Auburn Street
- 9 Arlington St
- 34 Auburn St
- 36 Auburn St
- 201 Williams St
- 191 Williams St
- 46 Arlington St

## ADMIRAL HILL SMALL

- 172 Williams St
- 174 Williams St
- 176 Williams St

## CAMPUS

- Parking
- exclusive loading
- Common Loading
- Office
- Kitchen
- common restrooms



Contact

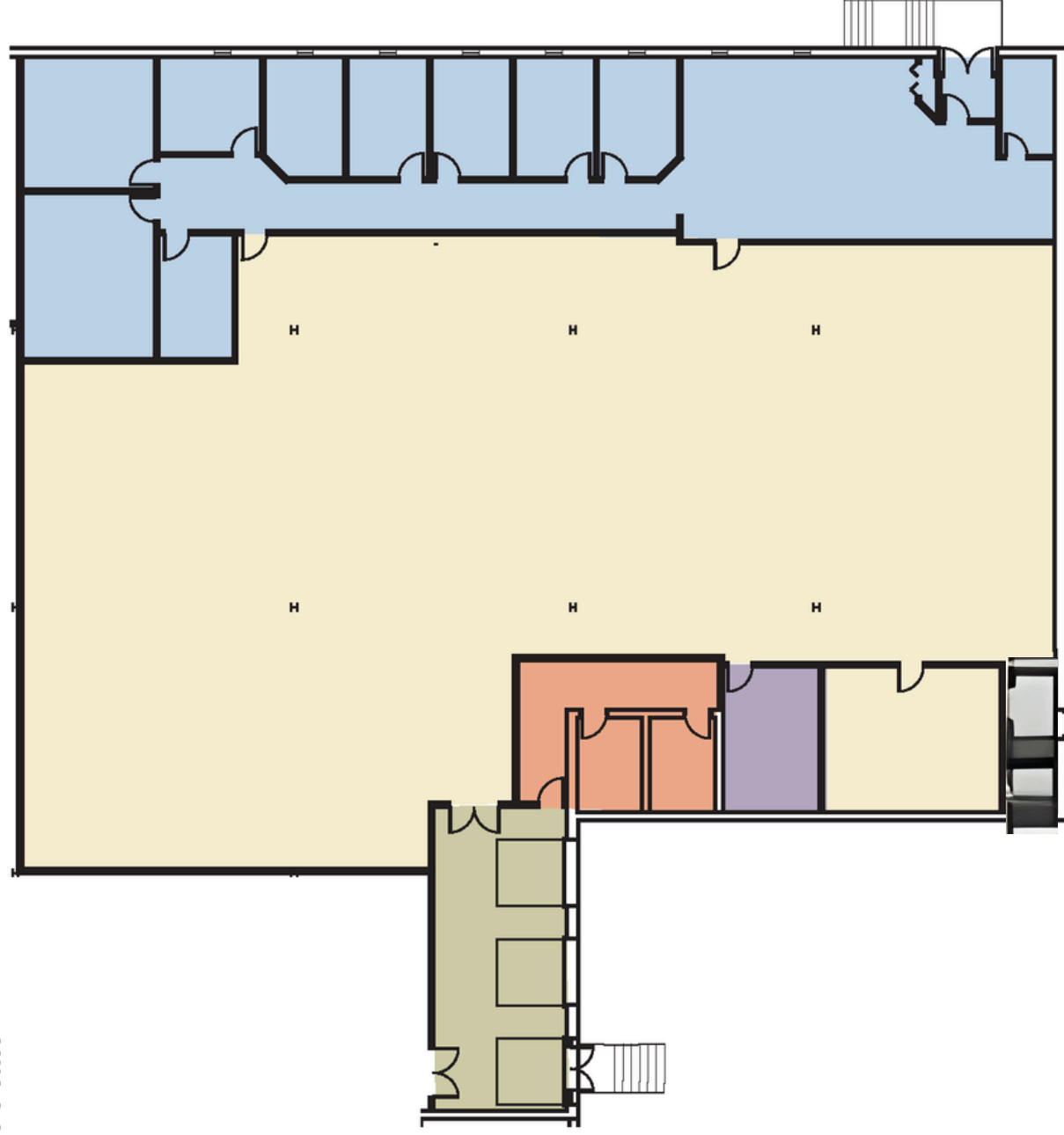
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**CP**  
**COMBINED PROPERTIES**

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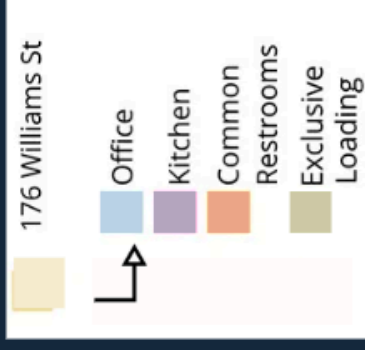
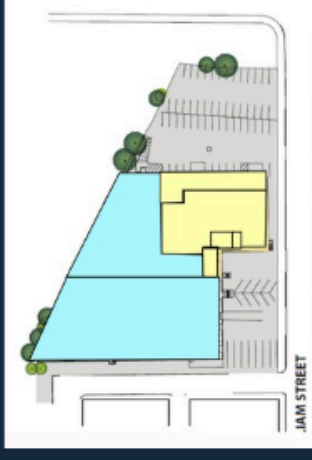
## Floor Plan



176 Williams Street  
Chelsea, MA

11,968 SF

Includes 3,300 SF of Office



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work and play*

Not to Scale | For Illustrative Purposes Only