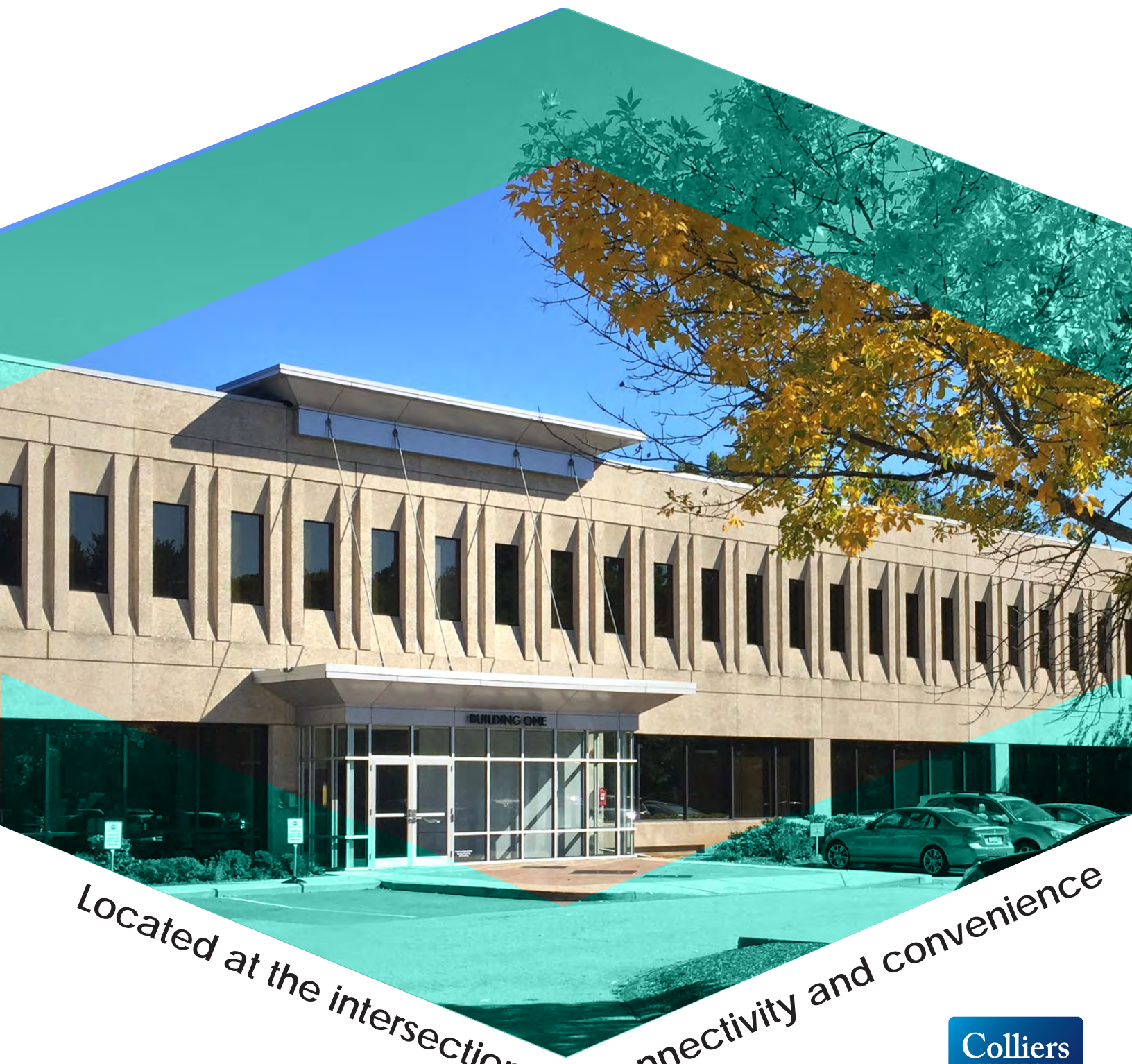


A TRANSFORMATIVE MODERNIZATION



350GRANITE

BRAINTREE, MASSACHUSETTS



Located at the intersection of connectivity and convenience



350GRANITE

350 Granite is at The Split of Interstate 93, Interstate 95 and Route 3, directly adjacent to the South Shore Plaza. This 168,000 SF Class-A office building is undergoing a transformative modernization, and offers large floor-plates and direct-access covered parking, with unbeatable proximity to transportation and retail.

LOCATION

Located within the South Shore Plaza shopping complex at the intersection of I-93, Route 3 and Route 128.

AVAILABILITY

Building 1

1st Floor: 7,859 SF, 9,377 SF
2nd Floor: 2,803 SF, 4,245 SF

Building 2

2nd Floor: 9,767 - 32,971 SF

PARKING

3.5/1,000 SF (50% covered)

PUBLIC TRANSPORTATION

- MBTA bus stop is located adjacent to the property, and connects with the MBTA Red Line train and Commuter Rail at Braintree Station and Quincy Center Station
- Boston Logan Express bus is minutes away

ELECTRICAL CAPACITY

2,000 amps, 480/277 volt 3 phase

HVAC

257 ton gas fired rooftop air
120 ton Leibert split units

UTILITIES

Electric: Braintree Electric Light Department
Sewer: Town of Braintree
Telecom: Verizon and Comcast

UPDATED LOBBY & AMENITY PACKAGE



Grab and Go Café and Seating Area



Modern Fitness Facility



Locker Rooms and Showers



Secure, high-speed wifi throughout the common areas

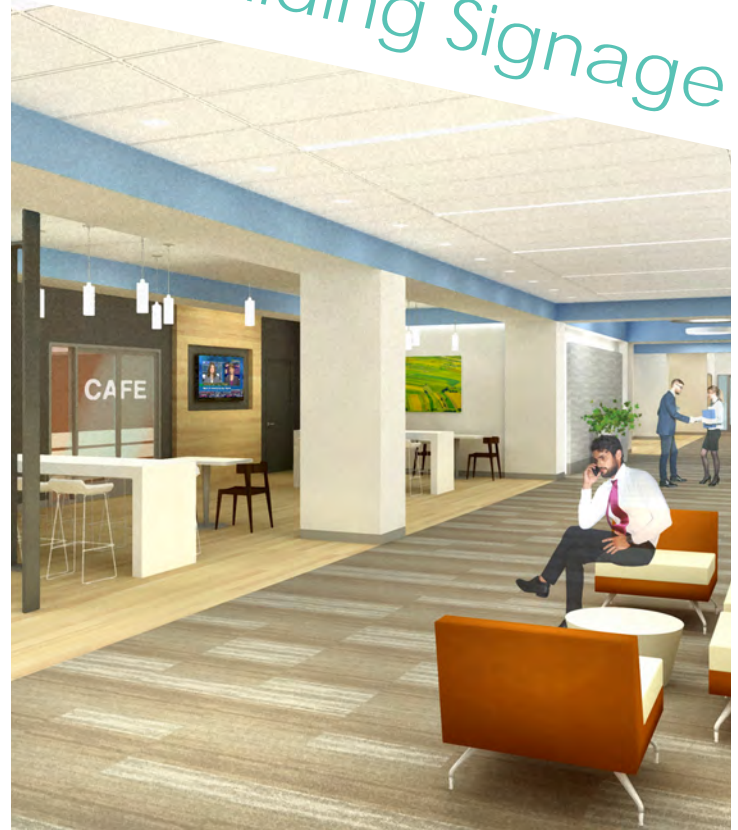


Shared conference center



Seating and break-out areas

Significant Building Signage



Lobby & Hallway Renovations



Common Area Updates



Abundant
Amenities Right
Out Your Doorstep



CONTACT



CALEB HUDAK
617-330-8018
caleb.hudak@colliers.com

JOHN REAL
617-330-8096
john.real@colliers.com

DAVID GOODHUE
617-330-8082
david.goodhue@colliers.com

Owned and managed by:



This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2018. All rights reserved.

