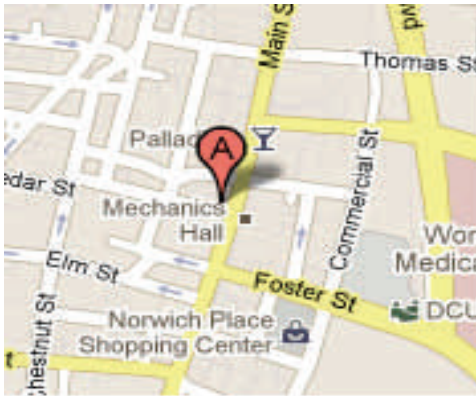


Landmark Office Building FOR SALE - Downtown Worcester

314 Main Street, Worcester, MA



For more information or to schedule a tour,
Please contact either of the following
individuals:

Tom Kelleher
Senior Vice President
Office- 508-635-6789
Cell - 508-498-6000

Donald J. Mancini, SIOR, CCIM
Vice President
Office- 508-635-6786
Cell- 774-696-8023

**Kelleher &
Sadowsky**
ASSOCIATES, INC.

Excellent Owner/User Opportunity in Downtown Worcester

Kelleher & Sadowsky Associates has been named the exclusive sales agent for 314 Main Street in Worcester. Situated on desirable Main Street, the building provides exceptional highway access (Routes 9 & 290). The building was awarded the Silver Hammer Award for restoration of a historic site to excellent modern standards. This renovated office structure offers fully air-conditioned space on all six floors. The basement is currently being used as small classroom. This is superb opportunity for investors and owner occupants. Call today to set up a tour!

Location:	314 Main Street, Worcester, MA
Building Size:	16,000 SF - 6 Floors 1,200 SF - Basement
Building Age:	Circa 1900
Utilities:	Public Water & Sewer, Gas Heat
Zoning:	BG-6.0
Roof:	Ballasted Roof
Parking:	Ample Public Parking Available
Asking Price:	\$895,000

