



@BRICKSTONE



1,500 SF – 150,000 SF
OFFICE SPACE FOR LEASE

 [View Availabilities](#)

KSPartners owned & managed

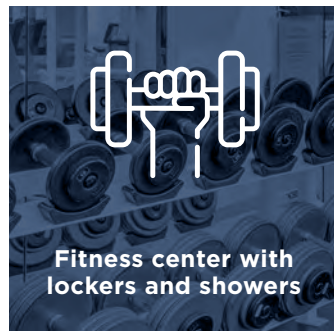
 **CUSHMAN & WAKEFIELD**

LIVE. WORK. PLAY.



Brickstone Square is a landmark 1,025,466 RSF three-building campus located in Andover, Massachusetts. The property features flexible floor plans to meet every need, 3,000 parking spots, including an 800-car garage, and has undergone extensive capital improvements throughout the campus. Easy access to Boston and the abundant amenities in Andover makes Brickstone the ideal “Live. Work. Play.” solution for your business.

PROPERTY HIGHLIGHTS



CAFETERIA



375-seat
cafeteria
and on-site
bistro

FITNESS CENTER



New with
lockers and
showers

GAME ROOM



With
ping pong,
table hockey,
and video
games/screen

CONFERENCE CENTER



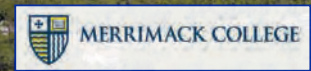
Flexible
seating for
20 - 100
people

ANDOVER AMENITIES

@BRICKSTONE

495

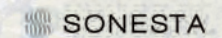
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Nearby Hotels



Holiday Inn

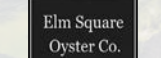


SONESTA



WYNDHAM

Nearby Food & Drink



Downtown Andover

28





100 BRICKSTONE SQUARE

FLOORS	Six (including ground floor)
TOTAL SF	382,362 RSF
CEILING HEIGHTS	10'3"
FLOOR LOADS	Floor 1: 175 lbs.; Floors 2-5: 100 lbs.
FLOOR PLATE	66,000 RSF
ELECTRICAL CAPACITY	4000 amp, 3 phase, 480/277 volts
ELEVATORS	Two passenger; three freight
COLUMN SPACING	24' x 24'
FIRE PROTECTION	Fully sprinklered with smoke detection
HVAC	VAV zoning
UTILITIES	Municipal water and sewer; Columbia Gas Company; National Grid electric; AT&T, Verizon/FiOS, Comcast
PARKING	3,000 dedicated parking spots in a covered garage and open lots throughout the complex
PARK AMENITIES	Vending machines and an on-site daycare center



200 BRICKSTONE SQUARE

FLOORS	Six (including ground floor)
TOTAL SF	341,146 RSF
CEILING HEIGHTS	10'1"
FLOOR LOADS	Floors 1-2: 150 lbs.; Floors 3-5: 125 lbs.
FLOOR PLATE	66,000 RSF
ELECTRICAL CAPACITY	4000 amp, 3 phase, 480/277 volts
ELEVATORS	Two passenger; two freight
COLUMN SPACING	24' x 23'8"
FIRE PROTECTION	Fully sprinklered with smoke detection
HVAC	VAV zoning
UTILITIES	Municipal water and sewer; Columbia Gas Company; National Grid electric; AT&T, Verizon/FiOS, Comcast
PARKING	3,000 dedicated parking spots in a covered garage and open lots throughout the complex
PARK AMENITIES	Full-service cafeteria with free wi-fi, fitness center, on-site daycare center, ATM, vending machines, grab & go juice and coffee bar



300 BRICKSTONE SQUARE

FLOORS	10
TOTAL SF	301,958 RSF
CEILING HEIGHTS	Floor 10: 10'
FLOOR LOADS	200 lbs./SF on all floors
FLOOR PLATE	29,000 RSF
ELECTRICAL CAPACITY	Two 3000 amp, 3 phase, 480/277 volts available
ELEVATORS	Three passenger; one freight
COLUMN SPACING	20' x 20'
FIRE PROTECTION	Fully sprinklered with smoke detection
HVAC	VAV zoning
UTILITIES	Municipal water and sewer; Columbia Gas Company; National Grid electric; AT&T, Verizon/FiOS, Comcast
PARKING	3,000 dedicated parking spots in a covered garage and open lots throughout the complex
PARK AMENITIES	Vending machines and on-site daycare center





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For more information, please contact:

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