



FOR LEASE

38-68 Amara Street

East Providence, RI 02915

Office/Medical Space Available
Full Fee to Cooperating Brokers



Property Features

- 1,922 SF available
- \$16.00/SF, Gross
- Build-out with 5 year deal
- Building and monument signage available
- Office/Medical building, single-story, 40,000 SF
- Modern multi-tenanted office building
- Separate first floor entrance to all units
- Separately metered utilities
- Gas fired forced hot air rooftop units
- Parking - 6/1,000 SF leased
- Located at the corner of Wampanoag Trail
- Easy highway access to Route 195 & I-95
- New 75,000 SF medical building directly across the street

For more information, please contact:

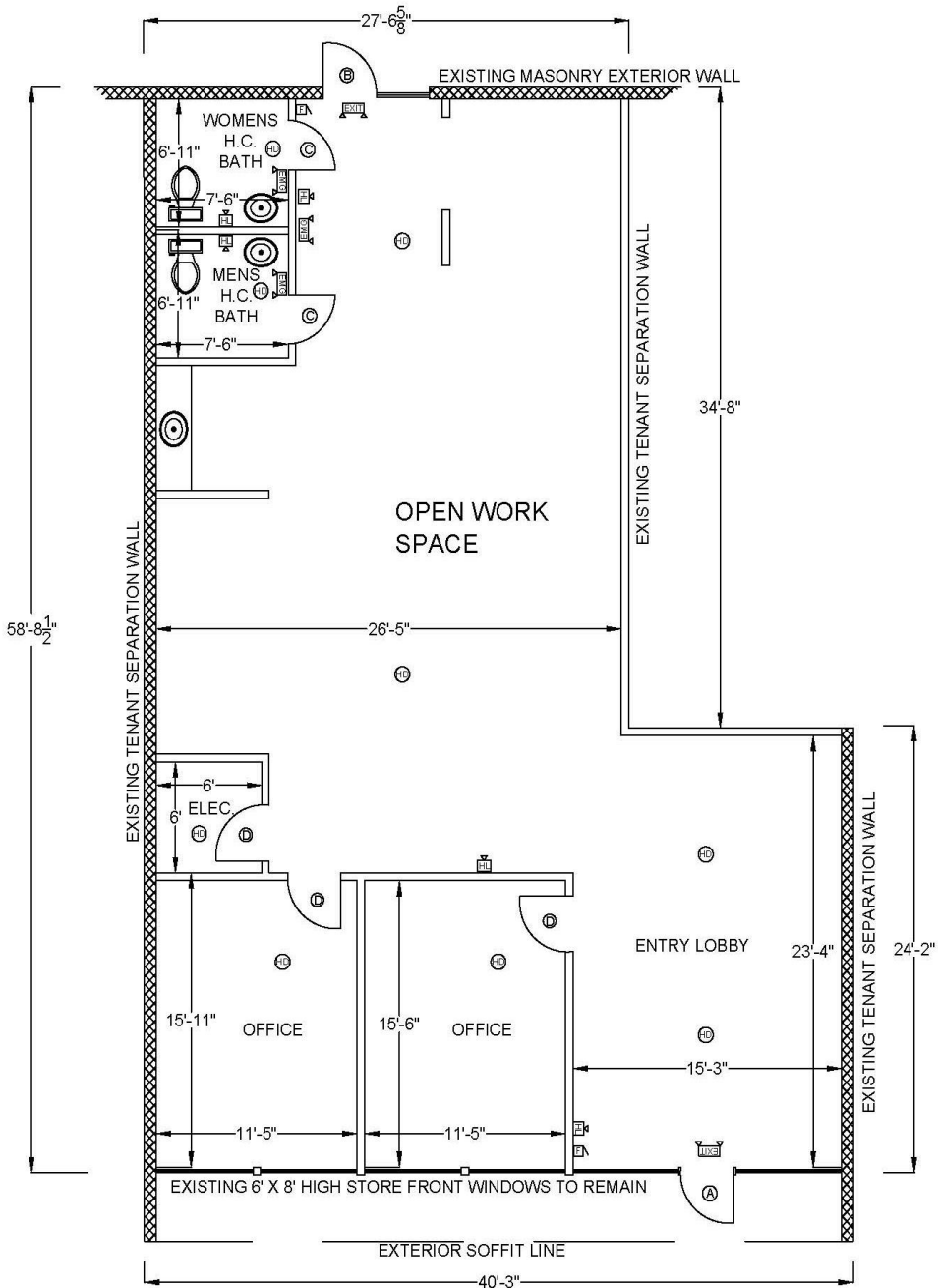
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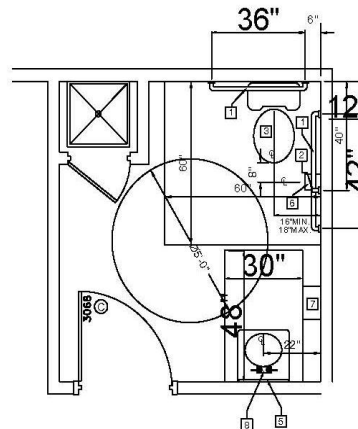
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FIRE CONTROL LEGEND	
	FIRE ALARM CONTROL PANEL
	EMERGENCY LIGHT BOX/EXIT LIGHT COMBO w/BATTERY BACK-UP
	EMERGENCY LIGHT BOX w/ BATTERY BACK-UP
	REMOTE EMERGENCY LIGHT HEAD
	FIRE ALARM MANUAL PULL STATION
	2A-30BC FIRE EXTINGUISHER
	1K CLASS FIRE EXTINGUISHER
	SMOKE DETECTOR LOCATION
	HEAT DETECTOR LOCATION
	KNOX BOX KEY ENTRY
	COMBINATION HORN/STROBE UNIT
	STROBE ADA LIGHT ONLY
	WATERPROOF EXTERIOR EMERGENCY LIGHTING
	SMOKE AND CARBON MONOXIDE COMBO

DOORS

- A 3'-0" X 7'-0" ALUMINUM FRAME GLASS FRONT ENTRANCE DOOR W/ PUSH-PULL HARDWARE
- B 3'-0" X 7'-0" S STEEL EXIT DOOR EQUIP WITH PANIC HARDWARE AND DOOR CLOSER
- C 3'-0" X 8'-8" WOOD DOOR EQUIP WITH LEVER TYPE HARDWARE AND DOOR CLOSER (20 MIN. FIRE RATING)
- D 3'-0" X 6'-8" WOOD PANEL DOOR EQUIPPED W/ LEVER HARDWARE (20 MIN. FIRE RATING)



HANDICAP RESTROOM NOTES :

- 1 1 1/2" Ø STAINLESS STEEL HORIZONTAL GRAB BAR
- 2 1 1/2" Ø STAINLESS STEEL VERTICAL GRAB BAR
- 3 HANDICAP COMPLIANT WATER CLOSET
- 4 HANDICAP COMPLIANT LAVATORY
- 5 24" W X 36" H MIRROR
- 6 TOILET PAPER DISPENSER
- 7 PAPER TOWEL DISPENSER
- 8 STAINLESS STEEL HANDICAP COMPLIANT FAUCET w/ LEVER HANDLES

TYP. UNISEX HANDICAP RESTROOM PLAN

SCALE: NTS

