

FOR SALE OR FOR LEASE

1300 - 1350 Division Road

West Warwick, RI 02893



SF Available: Up to ±28,418 SF
Sale Price: \$115 - \$134/SF
Lease Rate: \$19.50/SF - \$23.50/SF

Property Highlights

- Plug and play Class 'A' Office suites
- Impressive high quality office space
- Up to ±16,289 SF Available
- Suites range in size from ±2,629 to ±7,742 SF
- Move-in ready
- Professionally landscaped
- Parking ration 4.7/1,000 SF leased
- Easily accessible to Providence, Newport, T.F. Green Airport
- Located near many local amenities including restaurants, gyms, hotels, supermarkets, banking centers, medical services and more...

The Gardens Office Park, located at 1350 Division Road, West Warwick, RI, is a top quality Class 'A' Office complex located at the intersection of Routes I-95, 4 & 2 on the East Greenwich town line. This Property offers plug and play suites, easy highway access, strong visibility and professional property management.

Space Available 1300 Division Road

Suite 201	2,629 SF	\$19.50-23.50/SF Net electric & janitorial	Sale Price: \$395,000
Suite 302	4,387 SF	\$19.50-\$23.00/SF Net electric & janitorial	Sale Price: \$659,000

Space Available 1350 Division Road

Suite 200	2,671 SF	\$19.50 - \$23.50/SF Net electric & janitorial	Sale Price: \$360,000
Suite 202	4,431 SF	\$19.50 - \$23.50/SF Net electric & janitorial	Sale Price: \$575,000
Suite 203/204	7,742 SF	\$19.50-\$23.50/SF Net electric & janitorial	Sale Price \$1,160,000

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Aerial / Location Map



Destinations

Drive Time

Providence	19 minutes
Newport	28 minutes
T.F. Green Airport	9 minutes
East Greenwich	7 minutes

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