



HAYES & SHERRY

FOR SUBLEASE

475 Kilvert Street

Warwick, RI

Sublease Space up to +-7,731 SF Lease Price: Negotiable

AVAILABLE SUITES

- 3rd Floor Suite +-7,731 SF
 - **Lease Term Through 5/31/2024**
- Additional space available

PROPERTY FEATURES

- » FOUR-STORY 150,000 SF SUBURBAN OFFICE BUILDING
- » LOCATED ON 12 LANDSCAPED ACRES OVERLOOKING A 25-ACRE POND
- » PARKING 5/1,000 SF LEASED
- » EASILY ACCESSIBLE BY CAR, PLANE OR TRAIN
- » DIRECTLY ACROSS FROM INTERSTATE ROUTE 95
- » ½ MILE FROM T.F. GREEN AIRPORT & MBTA INTERMODAL FACILITY
- » ON-SITE PROPERTY MANAGEMENT, MAINTENANCE AND JANITORIAL
- » 5,000 SF FULL-SERVICE CAFETERIA WITH COOKING ONSITE, MANAGED BY EUREST DINING SERVICES
- » AREA AMENITIES: FULL-SERVICE CAFÉ WITH OUTDOOR EATING AND PATIO AREA, ATM, DAILY USPS DELIVERY, DROP BOXES FOR FEDEX AND UPS WITH DAILY PICKUP

OFFICE SUITES FOR SUBLEASE



For more information, please contact:

Matt Fair
Partner
401 273 2053
mfair@hayessherry.com

Steve Flachbart
Senior Vice President
401 443 6576
sflachbart@hayessherry.com

146 Westminster Street, 2nd floor
Providence, RI 02903
phone: 401 273 1980
www.hayessherry.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2023. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



HAYES & SHERRY

FOR SUBLEASE

475 Kilvert Street

Warwick, RI

