

Leasing Overview

HOOD PARK



NEWMARK

THE FUTURE OF THE PARK



100 HOOD PARK DRIVE (Q2 2023)
186,130 SF
FLRS 8-12 - APPROX. 37,500 SF/FL

10 STACK STREET (Q4 2023)
377,233 SF
FLRS 3-12 - APPROX. 33,824 SF/FL

1.8M SF

ACCESSIBILITY



Immediate Access to I-93
(via Exit 29 North or Exit 27 South)



Accessible to **12** bus lines



5 min. to Sullivan Square
1 stop to Assembly Row

5 min. to Community College
1 stop to North Station



5 min. drive

- North Station
- Kendall Square
- CambridgeSide Galleria
- Assembly Row

10 min. drive

- Back Bay
- Downtown Crossing
- Harvard Square
- Logan Airport

EXISTING TENANTS



WELCOMING IN 2022!





FUTURE DEVELOPMENT

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377,233 SF

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100 HOOD PARK DRIVE (Q2 2023)

186,139 SF

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1.8M SF

RETAIL TENANTS



TRADESMAN - OPEN!



NACO TACO - OPEN IN 2022!



TURNSTYLE - OPEN IN 2022!



LANDRY'S - OPEN!



URBAN WILD - OPEN IN 2022!

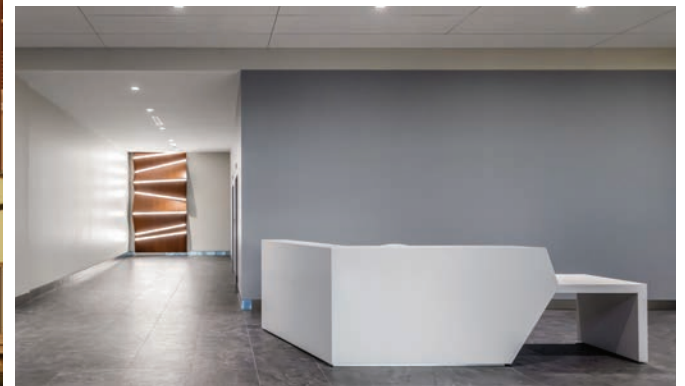


ELEMENT SALON AND SPA - OPEN!

HOOD PARK: RETAIL SITE PLAN



100 HOOD PARK DRIVE: TODAY



FINCH THERAPEUTICS 

2ND FLOOR
61,139 SF

100 HOOD PARK DRIVE: TOMORROW

Q2 2023



100 HOOD PARK DRIVE: TOMORROW

Q2 2023



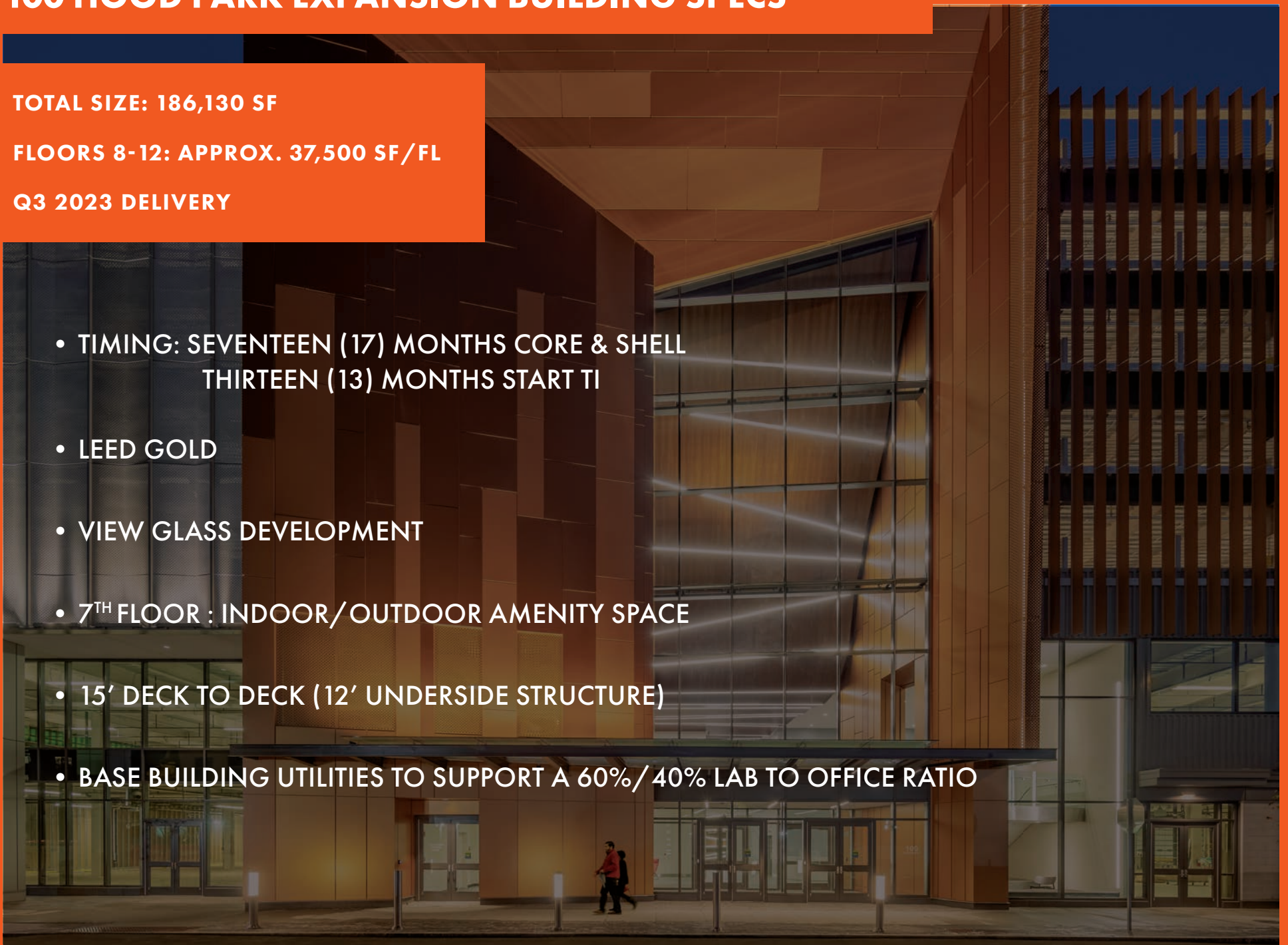
100 HOOD PARK EXPANSION BUILDING SPECS

TOTAL SIZE: 186,130 SF

FLOORS 8-12: APPROX. 37,500 SF/FL

Q3 2023 DELIVERY

- TIMING: SEVENTEEN (17) MONTHS CORE & SHELL
THIRTEEN (13) MONTHS START TI
- LEED GOLD
- VIEW GLASS DEVELOPMENT
- 7TH FLOOR : INDOOR/OUTDOOR AMENITY SPACE
- 15' DECK TO DECK (12' UNDERSIDE STRUCTURE)
- BASE BUILDING UTILITIES TO SUPPORT A 60%/40% LAB TO OFFICE RATIO

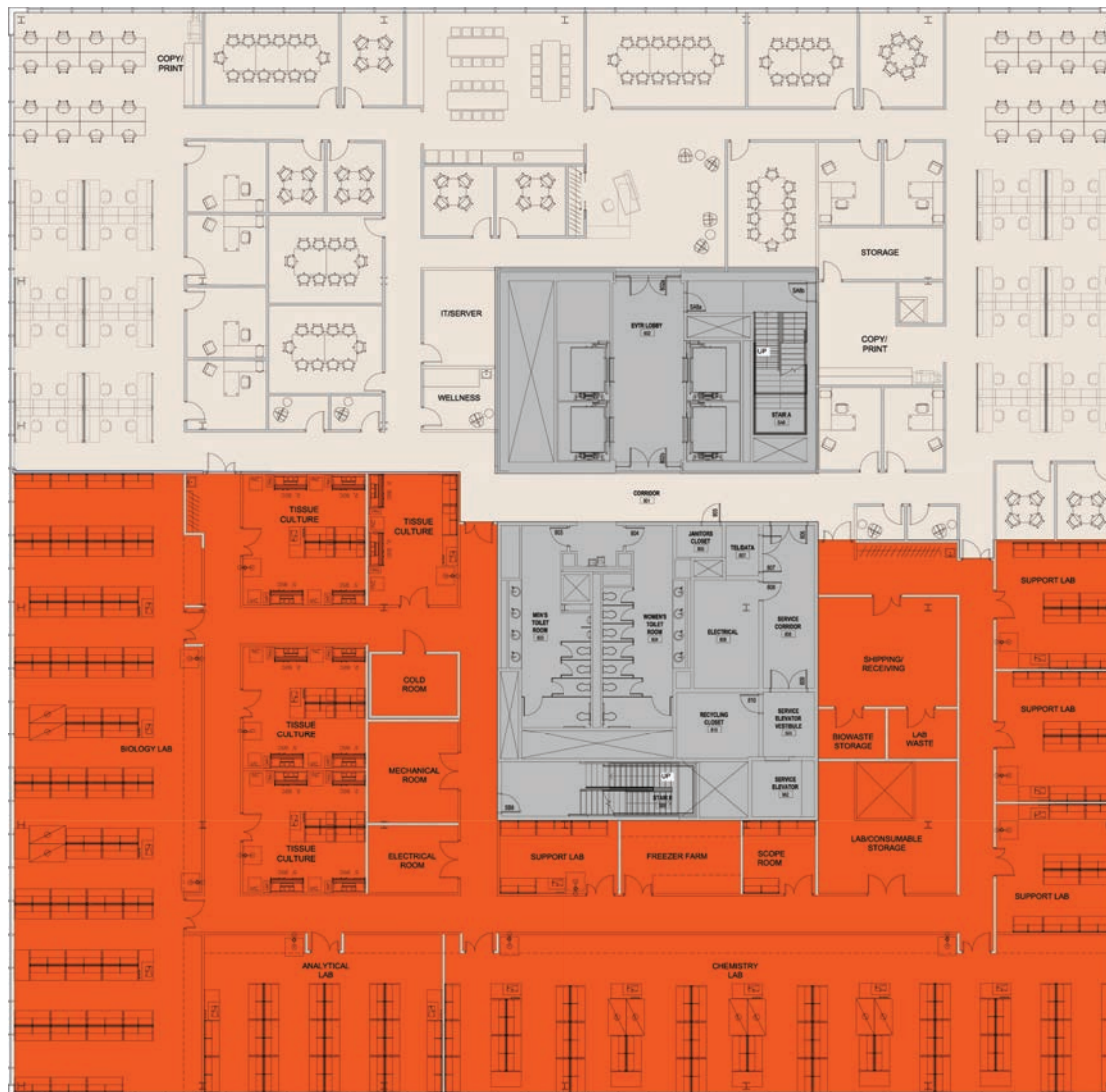


100 HOOD PARK DRIVE

FLRS 8-12 | APPROX. 37,500 SF/FL

TYPICAL SPECULATIVE FLOOR

100 HOOD PARK DRIVE



SINGLE TENANT

OFFICE

(32) 5' BENCHES
(48) 6' WORKSTATIONS
(100) CONFERENCE SEATS
(8) OFFICES

LAB

1,242 LF OF LAB BENCH

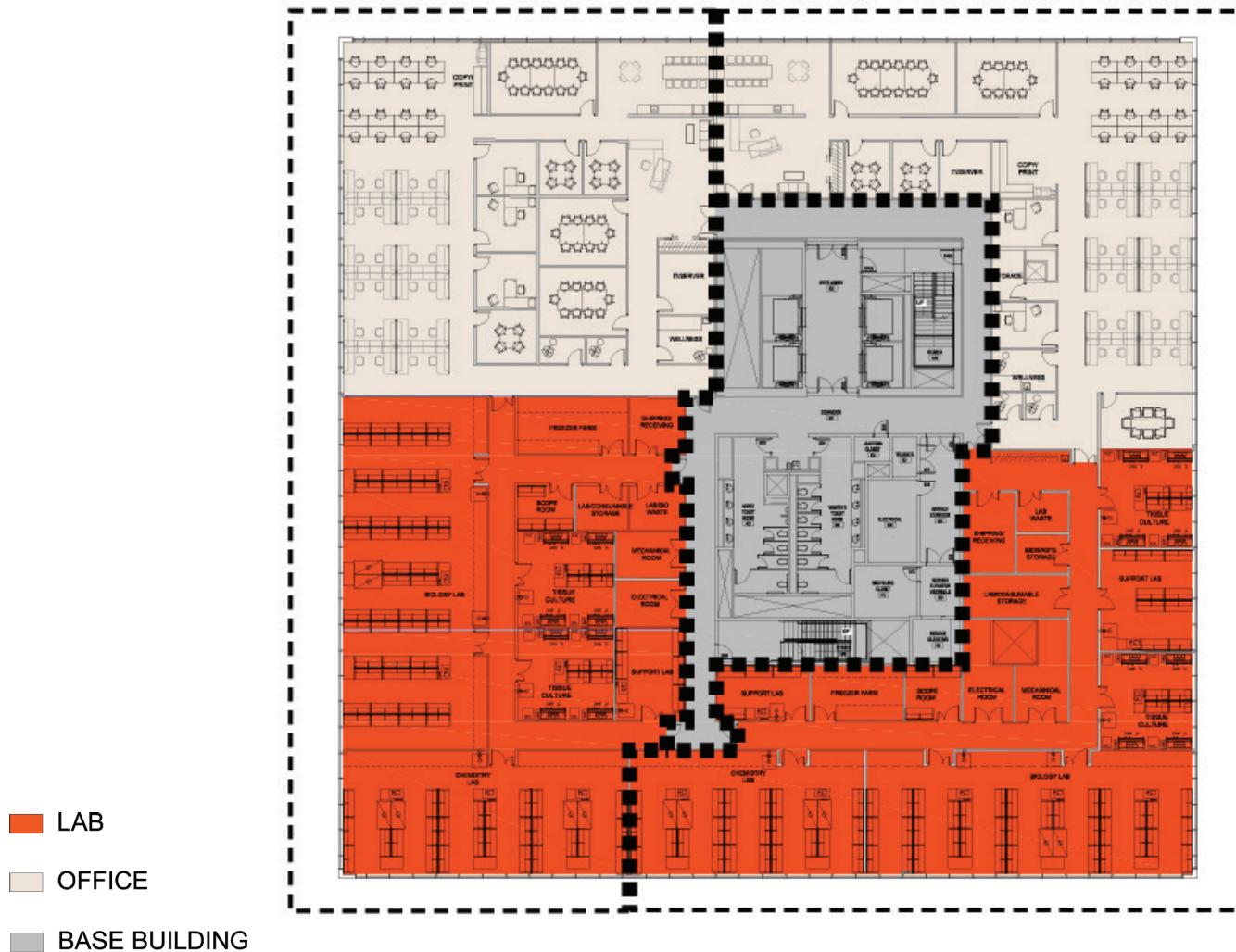
- LAB
- OFFICE
- BASE BUILDING

100 HOOD PARK DRIVE

FLRS 8-12 | APROX. 37,500 SF/FL

TYPICAL SPECULATIVE FLOOR

100 HOOD PARK DRIVE



MULTI-TENANT

TENANT 1

OFFICE

(16) 5' BENCHES
(24) 6' WORKSTATIONS
(48) CONFERENCE SEATS
(3) OFFICES

LAB

588 LF OF LAB BENCH

TENANT 2

OFFICE

(16) 5' BENCHES
(24) 6' WORKSTATIONS
(38) CONFERENCE SEATS
(2) OFFICES

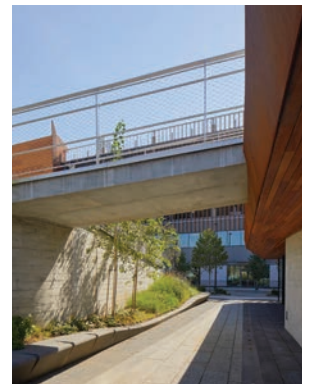
LAB

618 LF OF LAB BENCH

6 STACK STREET & GREEN SPACE

BIKE PAVILION

- INDOOR BIKE STORAGE
- BIKE REPAIR
- SHOWERS & LOCKERS
- MANAGED BY LANDRY'S



10 STACK STREET

NEW CONSTRUCTION – 377,233 SF

Q4 2023



10 STACK STREET



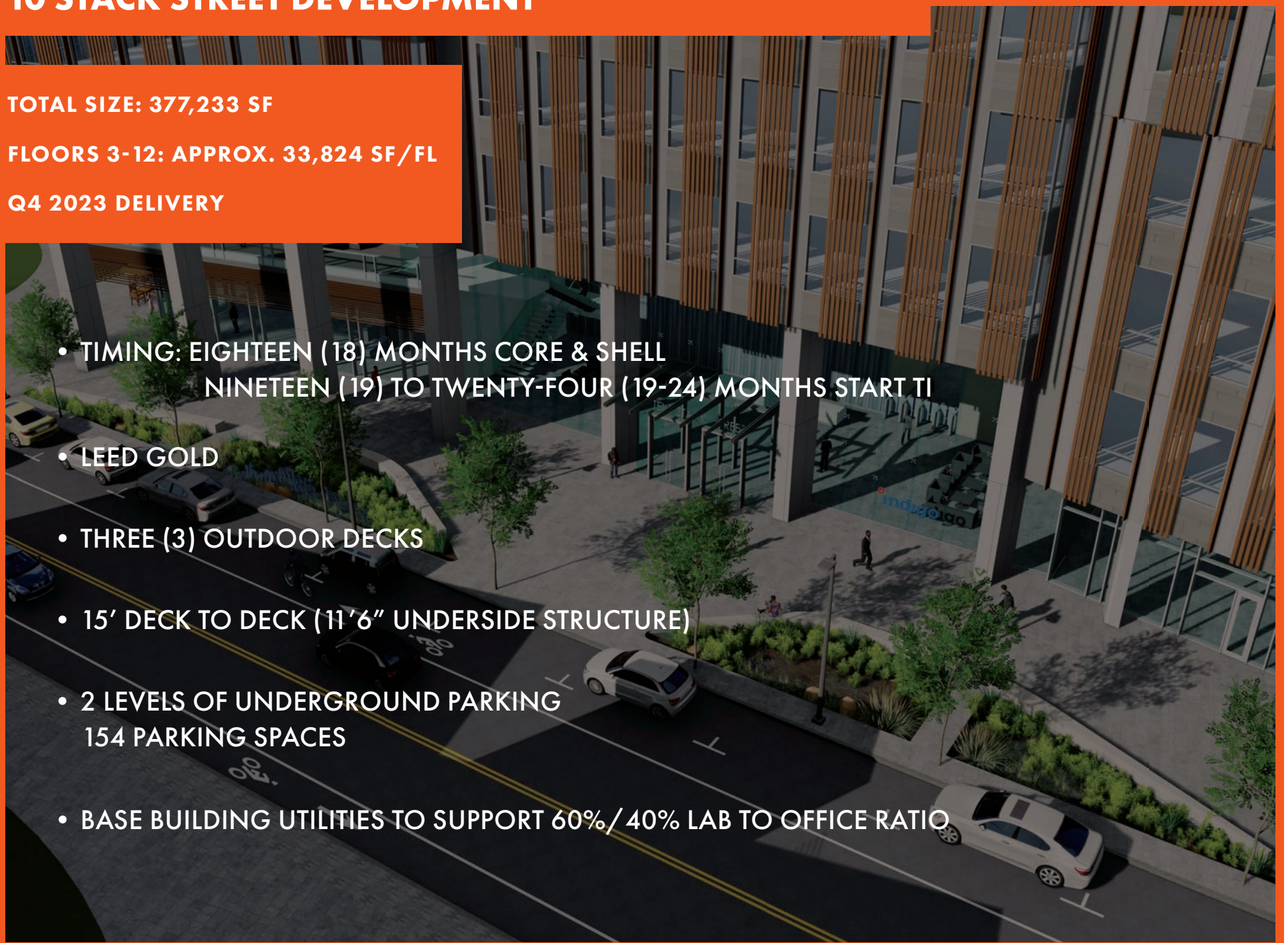
10 STACK STREET DEVELOPMENT

TOTAL SIZE: 377,233 SF

FLOORS 3-12: APPROX. 33,824 SF/FL

Q4 2023 DELIVERY

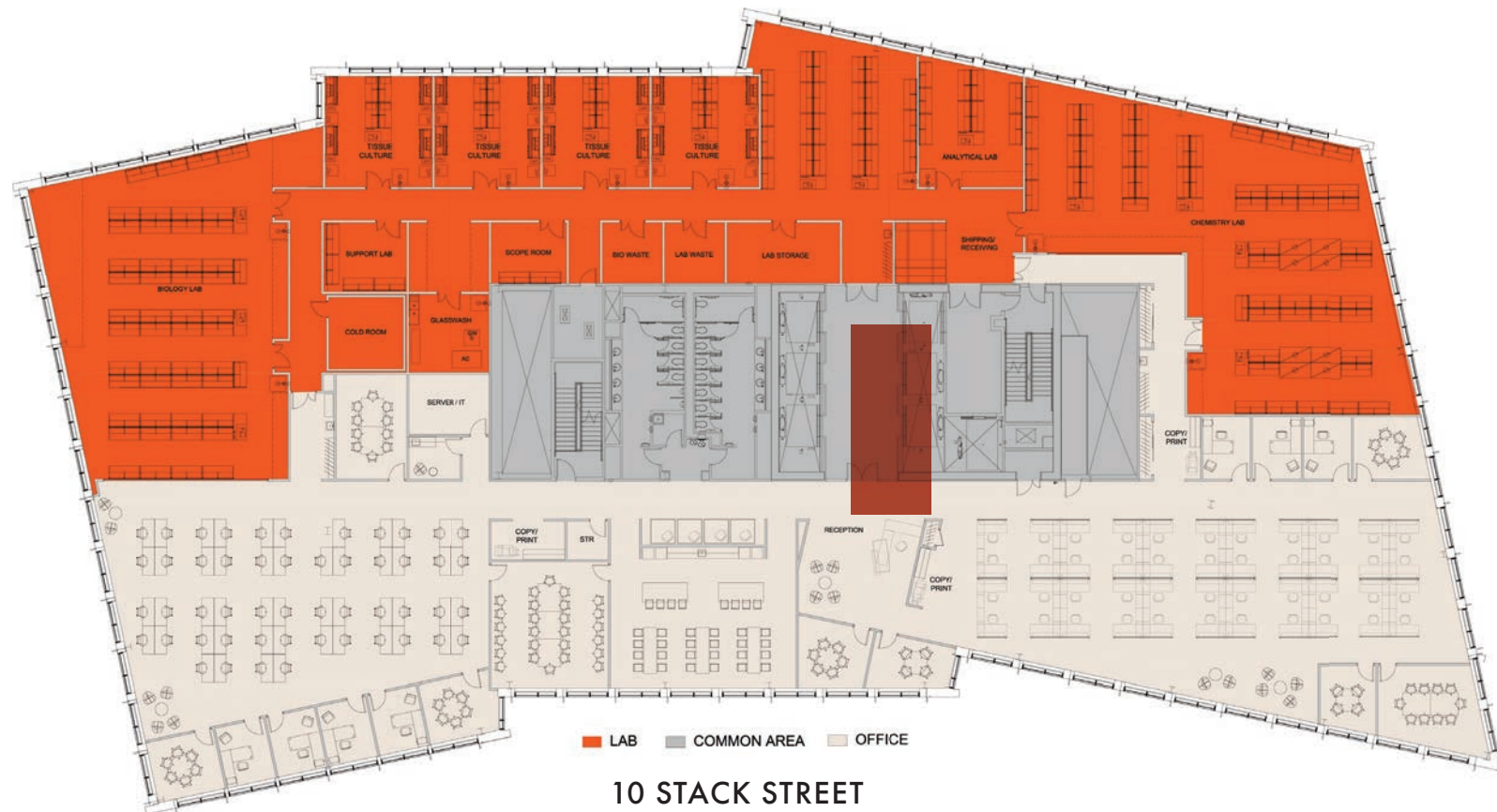
- TIMING: EIGHTEEN (18) MONTHS CORE & SHELL
NINETEEN (19) TO TWENTY-FOUR (19-24) MONTHS START TI
- LEED GOLD
- THREE (3) OUTDOOR DECKS
- 15' DECK TO DECK (11'6" UNDERSIDE STRUCTURE)
- 2 LEVELS OF UNDERGROUND PARKING
154 PARKING SPACES
- BASE BUILDING UTILITIES TO SUPPORT 60%/40% LAB TO OFFICE RATIO



10 STACK STREET

FLRS 3-12 | APPROX. 33,824 SF/FL

TYPICAL SPECULATIVE FLOOR



LAB PLAN - SINGLE TENANT

OFFICE

(51) 5' BENCHES
(44) 6' WORKSTATIONS
(75) CONFERENCE SEATS
(7) OFFICES

LAB

1,038 LF OF LAB BENCH

AMENITY CENTER

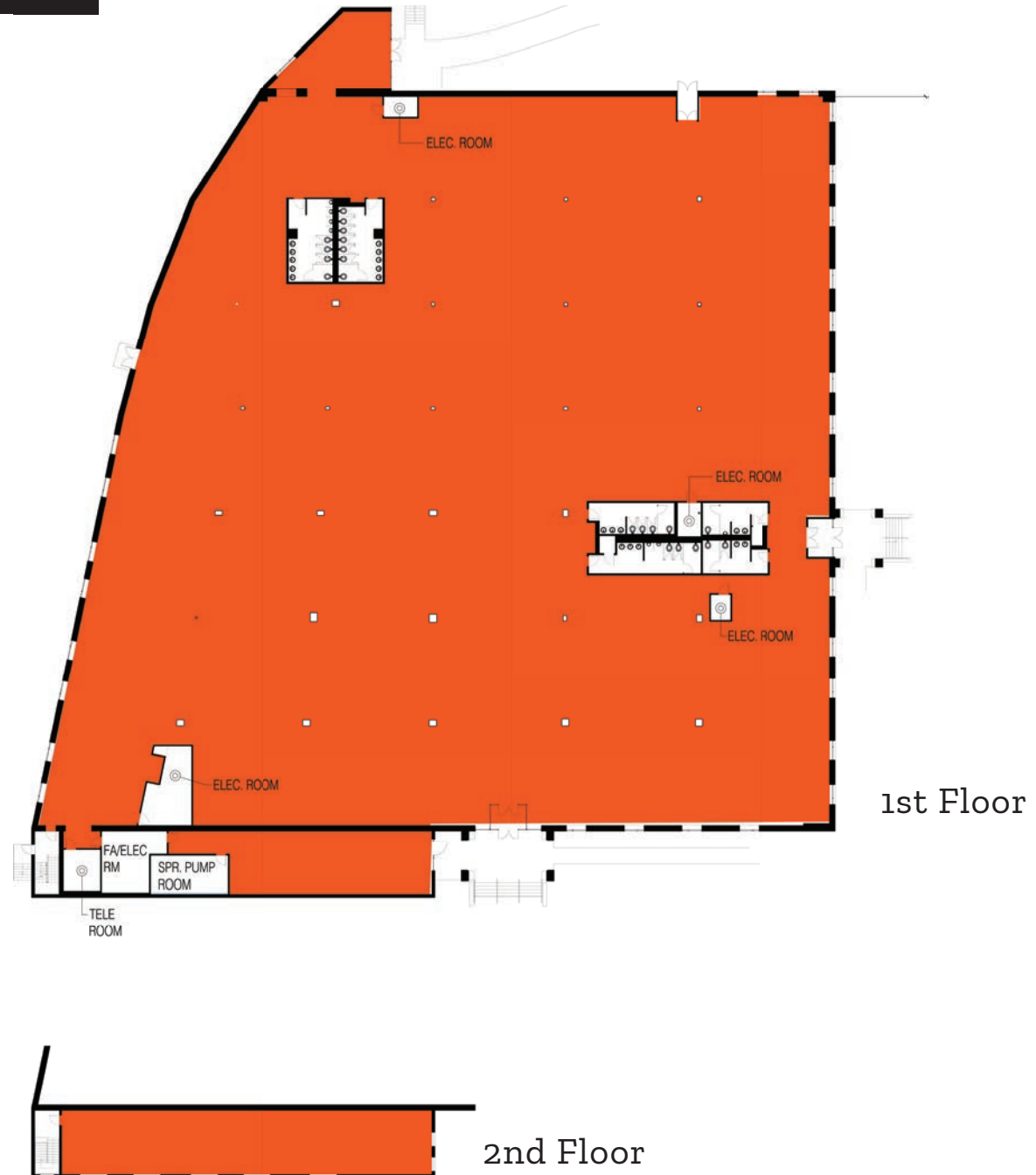


570 RUTHERFORD AVENUE



570 RUTHERFORD AVENUE

56,436 SF

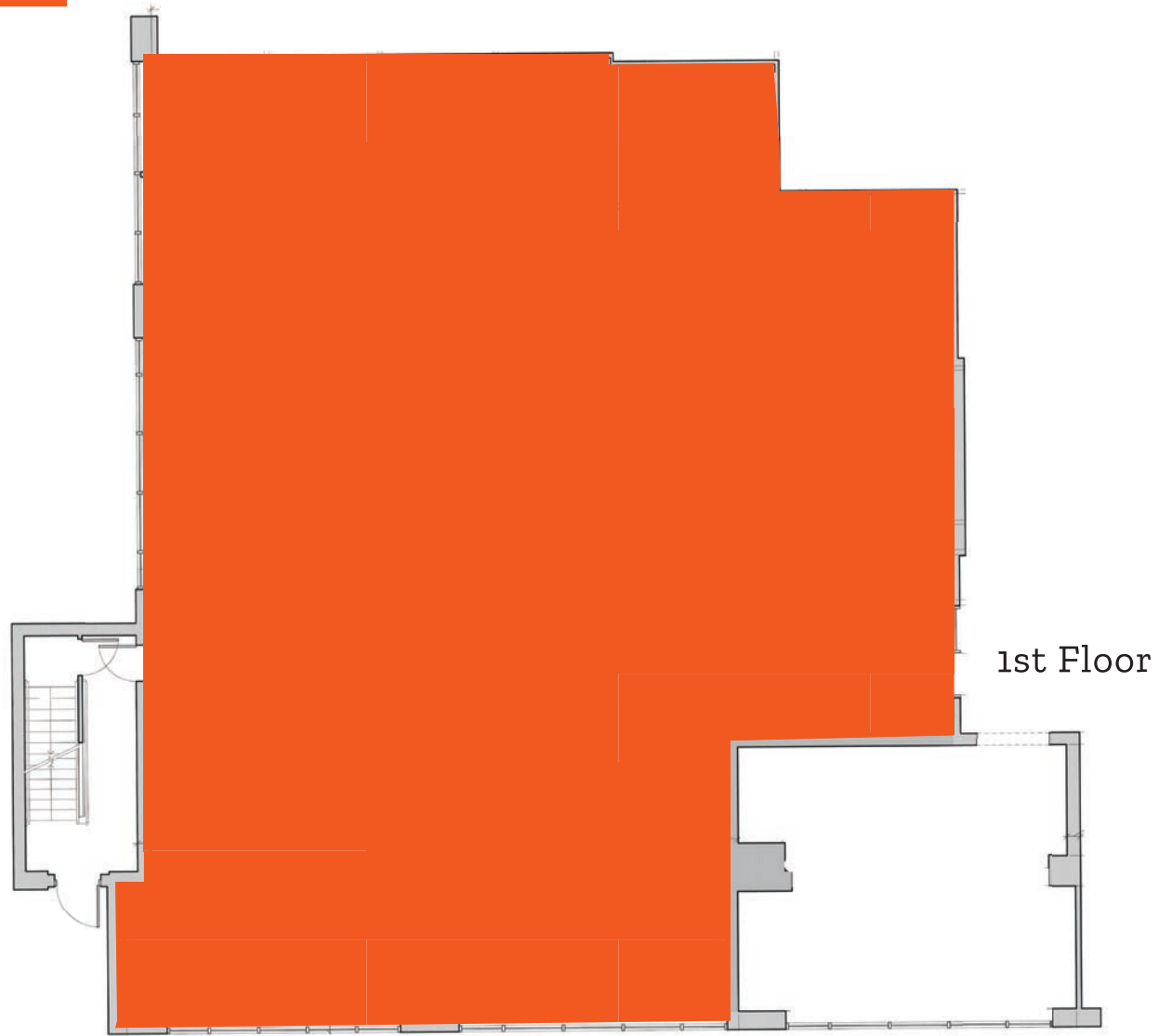


500 RUTHERFORD AVENUE



500 RUTHERFORD AVENUE

6,277 SF



HOOD PARK

For More **Lab & Office Leasing** Information Please Contact: _____

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NEWMARK

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