



# HARTEL REALTY

*Strategic Real Estate Services*

**FOR LEASE - \$895/mo.**

**500 +/- SF Retail/Office**

**6 Grove Street, Norwell, MA**



- Established Commercial Site
- Complementary Neighboring Businesses
- Convenient to Routes 3, 53, and 228
- Mixed Use Complex – Retail, Office, Medical

HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: [greg@hartelrealty.com](mailto:greg@hartelrealty.com)

[www.hartelrealty.com](http://www.hartelrealty.com)



# HARTEL REALTY

*Strategic Real Estate Services*

## Executive Summary

Property Address: 6 Grove Street,  
Norwell, MA

Property type: Retail/Office

Rent: \$895/mo.

Lease Type: Gross

Date Available: Immediate

Unit Size: 500 +/- SF



# HARTEL REALTY

*Strategic Real Estate Services*

## Property Description

### General Overview:

The town of Norwell was originally part of Scituate and gained its independent status in 1888. The Town was named for Henry Norwell, a dry goods merchant who provided funds for the maintenance of the Town roads. Like much of coastal Massachusetts, shipbuilding was a major industry for Norwell in the 18<sup>th</sup> century. Just 21 square miles in area, Norwell is an affluent suburb of Boston and over 10,000 residents call it home. The town has a rural character, but still offers several recreational areas, a wealth of shopping as well as two industrial parks.

### Area Description:

Grove Street Crossing is situated on the corner of Grove Street and intersects with Route 53, a major thoroughfare, which runs from Kingston to Quincy. There are numerous retail neighbors, including Rite-Aid, CVS and 7-11, along with the Hanover Mall, Merchants Row and the Derby Street Shoppes, all along Route 53.

### Unit Details:

Unit 2A is a former spa, offering five rooms, three with sinks. Neighboring tenants include pilates, real estate, dental, medical, physical therapy and acupuncture. Second floor retail suite on the side of the building not facing the street. Heat, AC and electric included. Exterior signage and large windows around the perimeter. The second floor unit is handicapped accessible, as it offers a stair lift on the east side of the building.

HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: [greg@hartelrealty.com](mailto:greg@hartelrealty.com)

[www.hartelrealty.com](http://www.hartelrealty.com)

3 of 9

6 Grove Street, 2-A  
Norwell, MA



# HARTEL REALTY

*Strategic Real Estate Services*

## Detailed Summary

<b>Ceiling Height</b>	7'
<b>Ceiling Type</b>	Suspended
<b>Flooring</b>	Vinyl/Carpet
<b>Building Construction</b>	Wood Frame
<b>Roof Type</b>	Asphalt
<b>Bathrooms</b>	Common
<b>Parking Reserved for Unit</b>	Ample
<b>Number of curb cuts</b>	2
<b>Additional Features</b>	Built-ins, Stair Lift
<b>Town Sewer or Private Septic</b>	Septic
<b>Town Water or Well</b>	Town
<b>Maximum contiguous SF</b>	500 +/- SF



# HARTEL REALTY

*Strategic Real Estate Services*

## Area Map



HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: [greg@hartelrealty.com](mailto:greg@hartelrealty.com)

[www.hartelrealty.com](http://www.hartelrealty.com)

5 of 9

6 Grove Street, 2-A  
Norwell, MA



# HARTEL REALTY

*Strategic Real Estate Services*

## Area Satellite



HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: [greg@hartelrealty.com](mailto:greg@hartelrealty.com)

[www.hartelrealty.com](http://www.hartelrealty.com)

6 of 9

6 Grove Street, 2-A  
Norwell, MA



# HARTEL REALTY

*Strategic Real Estate Services*

## Photos



HARTEL REALTY  
230 Jones Road, Unit 6, Falmouth, MA 02540  
Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995  
email: [greg@hartelrealty.com](mailto:greg@hartelrealty.com)  
[www.hartelrealty.com](http://www.hartelrealty.com)



# HARTEL REALTY

*Strategic Real Estate Services*

## Photos

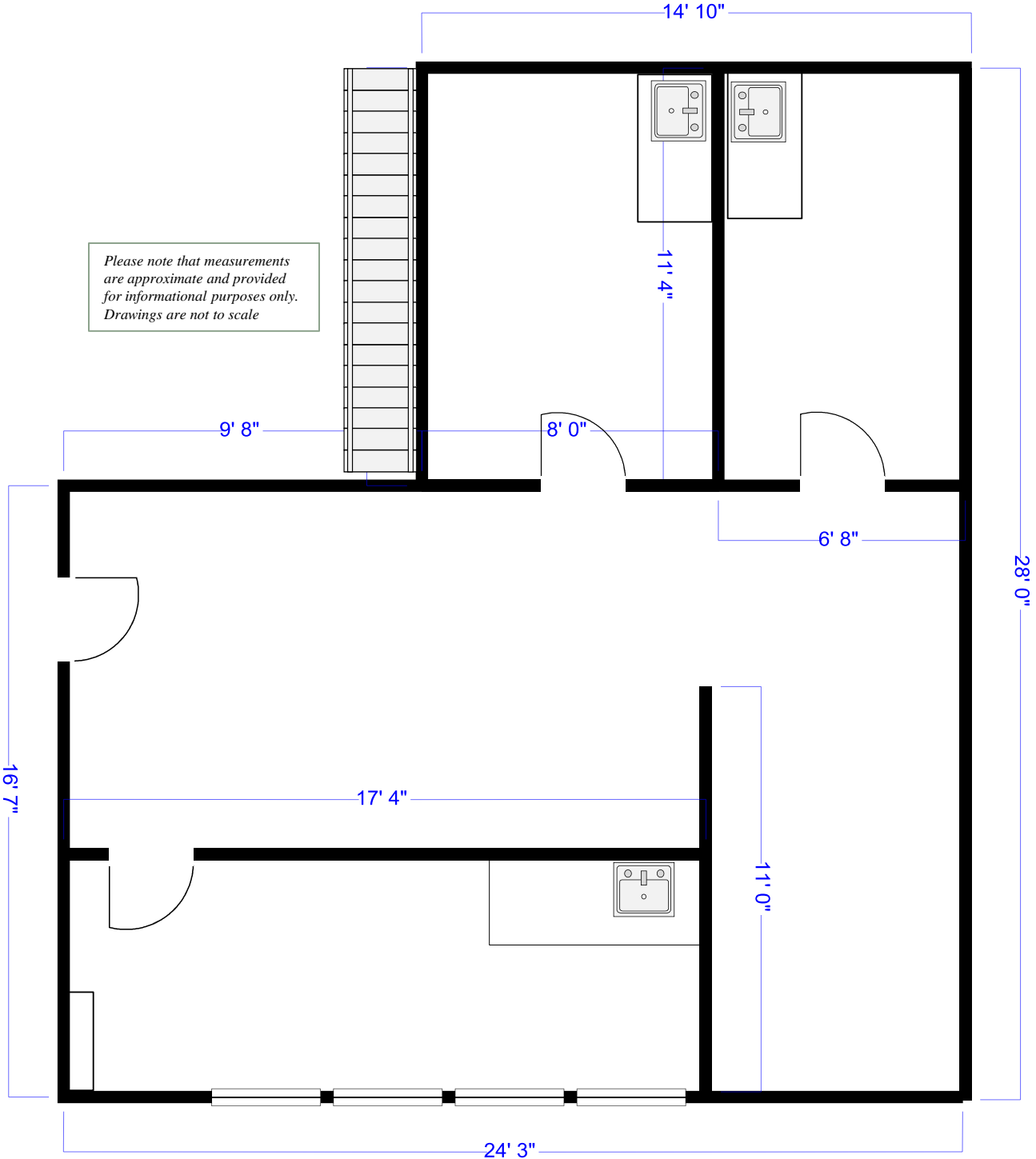


HARTEL REALTY  
230 Jones Road, Unit 6, Falmouth, MA 02540  
Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995  
email: [greg@hartelrealty.com](mailto:greg@hartelrealty.com)  
[www.hartelrealty.com](http://www.hartelrealty.com)



# HARTEL REALTY

Strategic Real Estate Services



## Floor Plan

HARTEL REALTY

230 Jones Road, Unit 6, Falmouth, MA 02540

Main: (508) 444-0172 ♦ Cell: (617) 256-3169 ♦ Fax: (508) 548-2995

email: [greg@hartelrealty.com](mailto:greg@hartelrealty.com)

[www.hartelrealty.com](http://www.hartelrealty.com)

9 of 9

6 Grove Street, 2-A  
Norwell, MA