

## BAYVIEW BUSINESS CENTER

OFFICE SPACE AVAILABLE FOR LEASE:  
1,205 - 18,537 SF



75 Sgt William B Terry Drive | Hingham, MA

The Bayview Business Center is a two story, 97,000 SF commercial office building conveniently located on Route 3A in Hingham, directly across from the Hingham Shipyard retail development. In addition to offering direct access to a variety of restaurants, shopping centers, hotels and entertainment, this first-class property is only a short drive to I-93 and Route 3, and sits adjacent to the Hingham-Boston Ferry dock.



## Building Specifications:

### GROSS LEASABLE AREA:

96,136 SF

### YEAR BUILT:

1991

### FLOORS:

2

### PARKING:

416 Spaces / 5 Handicap

### ELEVATORS:

2 Hydraulic Passenger

### ENTRY SYSTEM

Key and Lock

### HVAC:

Individual RTU's

### FIBER:

Comcast

### FIRE PROTECTION:

Fully Sprinklered  
Fire Alarm System

### SEWER/WATER:

Town of Hingham

### POWER:

3,000 Amp Service

### ELECTRICAL:

Hingham Municipal Light

### GAS:

National Grid

### ROOF:

Ballasted Carlisle

### GREEN INITIATIVES:

Recycling Program

## Amenities:

On Site Bank of America®

Access to Hingham Shipyard Retail Development

- The Fresh Market
- Panera Bread
- Alma Nove Restaurant and more....

Directly Adjacent to Hingham-Boston Commuter Boat

Ample Free Parking

14 Miles South of Boston

South Shore Business Center Executive Suites





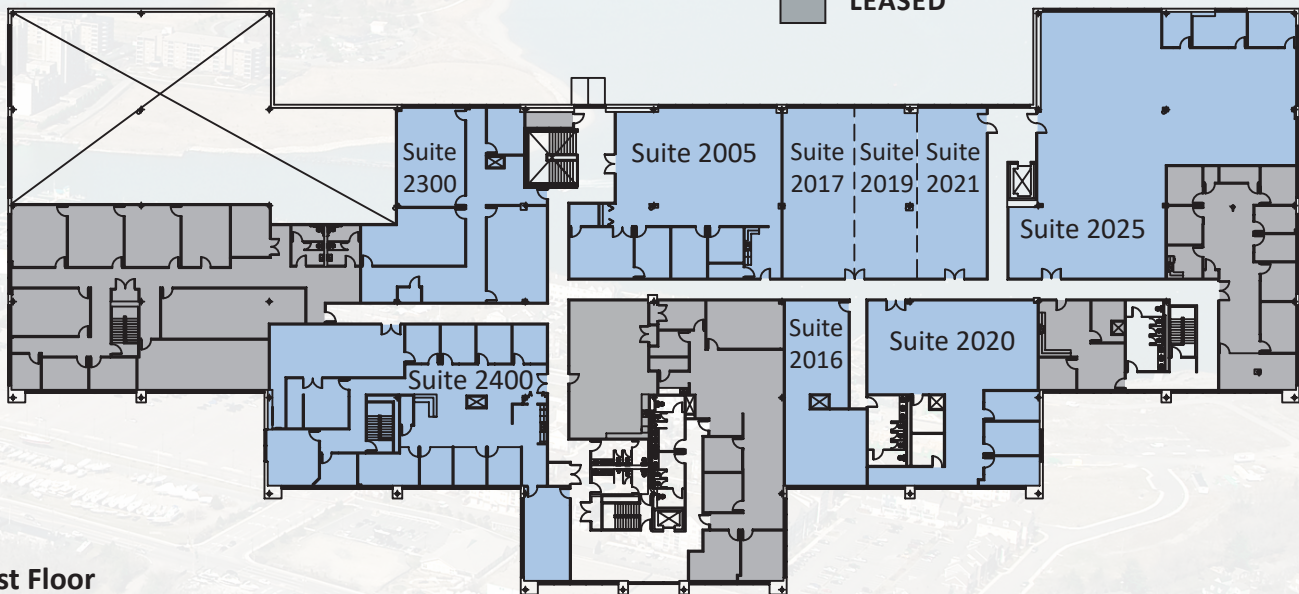
## Availabilities

Suite 2005:	3,560 SF* (3/1/2027)
Suite 2016:	1,529 SF*
Suite 2017:	1,401 SF*
Suite 2019:	1,205 SF*
Suite 2020:	3,108 SF*
Suite 2021:	1,353 SF*
Suite 2025:	6,381 SF*
Suite 2300:	3,380 SF
Suite 2400:	5,305 SF

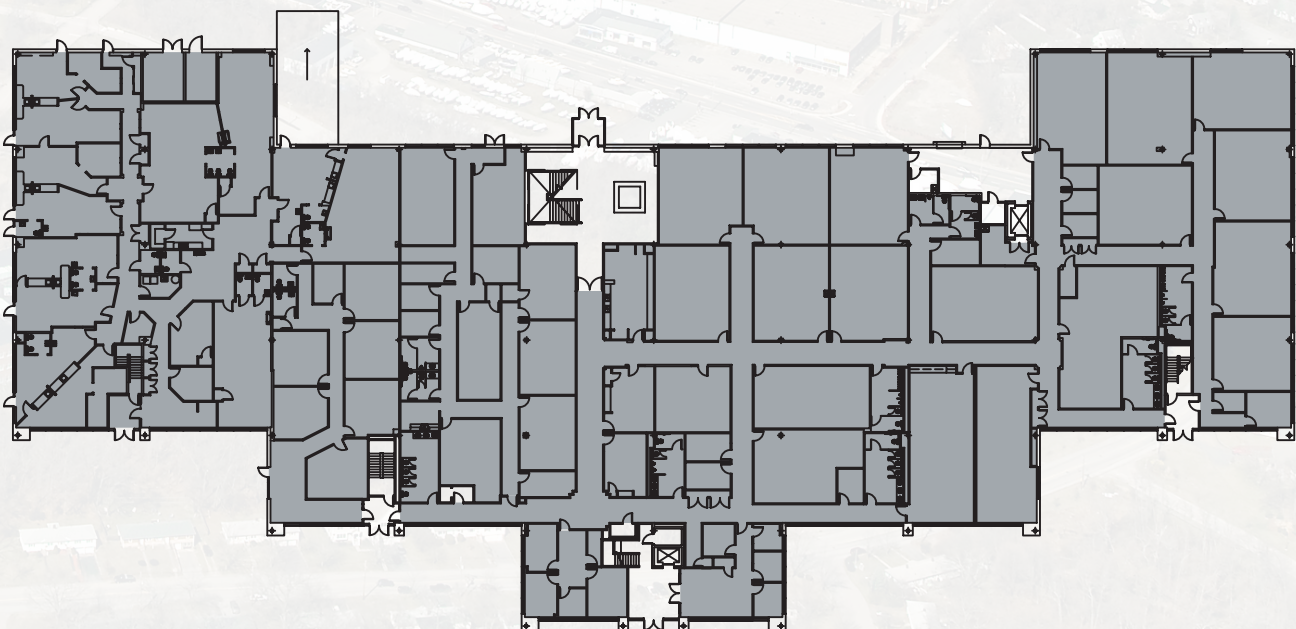
\*Contiguous up to 18,537 SF



### 2nd Floor



### 1st Floor





## LOCAL AMENITIES

### RESTAURANTS:

- 1 Ninety Nine
- 2 Starbucks
- 3 Menchie's Frozen Yogurt
- 4 Boathouse Bistro & Pizzeria
- 5 Wahlburgers
- 6 Alma Nove
- 7 Jersey Mike's
- 8 Trident Gallery & Raw Bar
- 9 Dunkin'
- 10 Ocean Kai Restaurant

### SHOPS:

- 11 Stop & Shop
- 12 Marshalls
- 13 Trader Joe's
- 14 Talbots Outlet
- 15 Ulta Beauty
- 16 AT&T
- 17 Old Navy
- 18 Mattress Firm
- 19 The Fresh Market

### SERVICES:

- 20 Shipyard Family Dental
- 21 CVS/Pharmacy
- 22 Bank of America
- 23 Supercuts
- 24 Elements Massage
- 25 Pure Barre
- 26 Abeo Med Spa
- 27 Star Nails
- 28 Patriot Cinemas
- 29 Bright Horizons

Logan Airport



Stodder's Neck

Hingham Shipyard

MBTA

Bus 220

Access to

Quincy/Boston

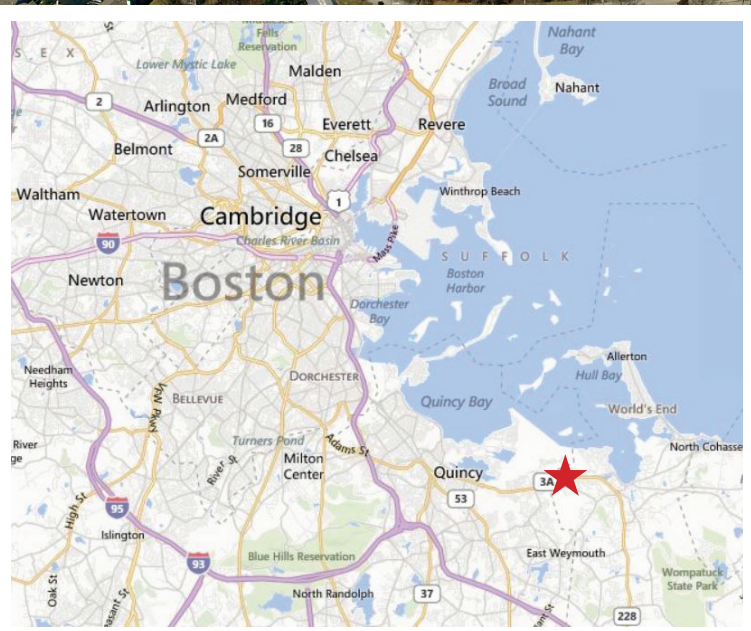
Sgt William B Terry Drive

Beal Street

Hingham – Boston Commuter Boat

Massachusetts Bay Transportation Authority

3A



**JOHN FLATLEY**  
Company

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