

## Space Profile

Floor	2
Size	10,000 - 20,000 SF
Rental Rate	Negotiable
Availability	Immediate
Term	Flexible
Submarket	Route 128 West
Built	2023
Parking	2.45/1,000 SF

## Sublease Features

- 10,000 - 20,00 SF of shared office and lab space
- Fully furnished lab and office space within the 3-story, new construction Revolution Labs building
- Building amenities include an on-site food and beverage café, outdoor seating, covered parking, bike storage, and a fitness center with locker rooms and showers
- Shuttle service to Alewife
- Located South of Route 2 with convenient access to Interstate 95 and less than 15 minutes from Cambridge

## Lab/Office Sublease Opportunity

# 1050 Waltham Street (Revolution Labs)

Lexington, Massachusetts



## For More Information



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1050 Waltham Street  
Lexington, MA

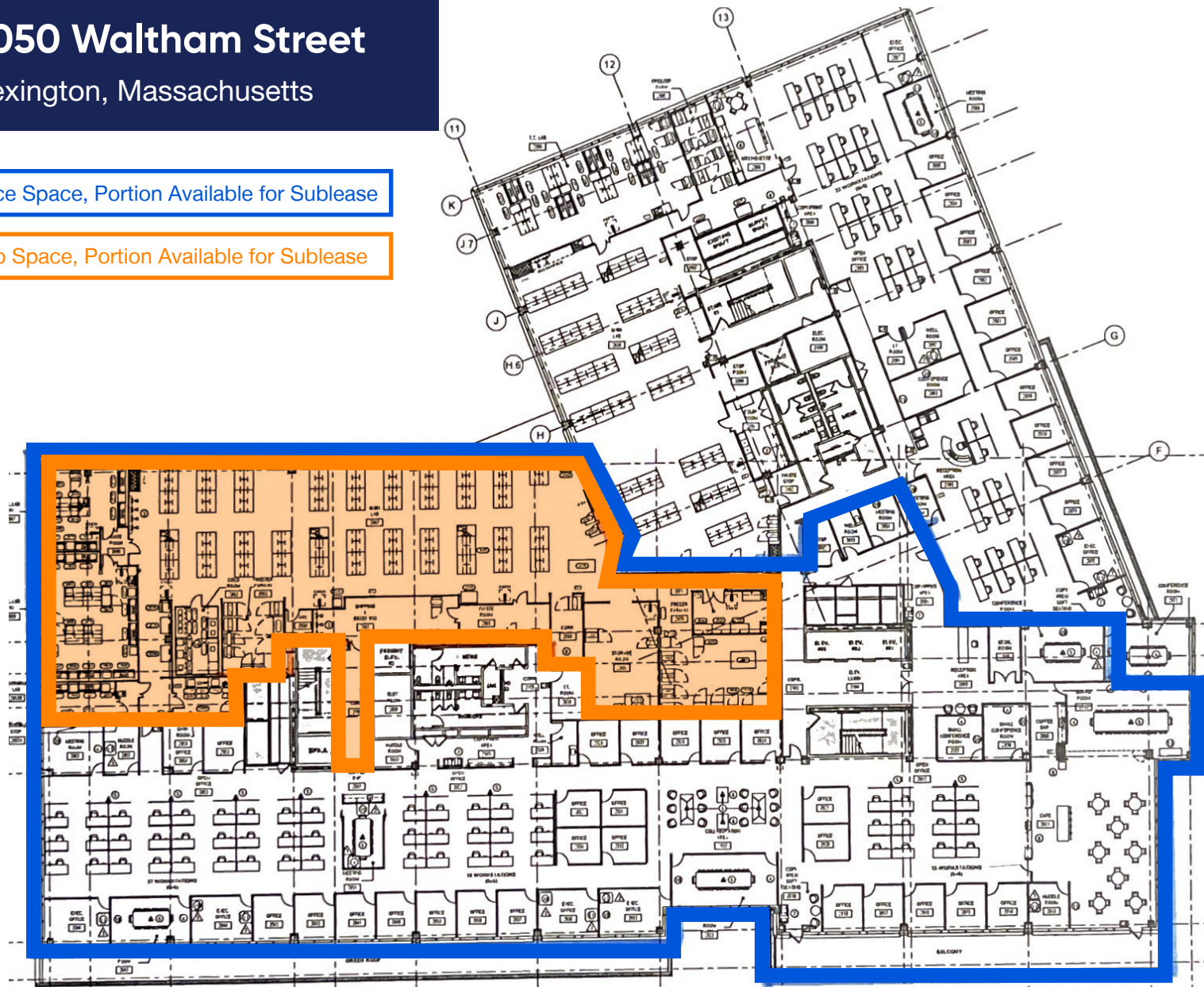


# 1050 Waltham Street

Lexington, Massachusetts

Office Space, Portion Available for Sublease

Lab Space, Portion Available for Sublease



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280 Congress Street, Floor 10  
Boston, MA 02210



## Shared Office Breakdown

- 10-20+ workstations
- 5-10+ offices

Full office space contains:

- 12 conference rooms
- 4-5 common areas
- 2 wellness rooms
- 2 cafes
- 2 storage areas
- 1 kitchen/dining
- 1 balcony
- 1 reception
- 1 IT room



## Shared Lab Breakdown

- 10-20+ lab benches

Laboratory also contains:

- 3 tissue culture rooms
- 2 freezer farm locations
- 1 cold room
- 1 dark room
- 1 equipment room
- 1 storage room
- 1 waste room
- 1 shipping/receiving



## Lab Services

- Compressed air
- Vacuum



# 1050 Waltham Street, Floor 2

Lexington, Massachusetts



Collab Area/Private Offices



Outdoor Balcony



Meeting Room



Cold Room



Lab Benches



Kitchen



Refrigerator Farm

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# 1050 Waltham Street, Amenities

Lexington, Massachusetts



Parking Garage

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Boston, MA 02210



Main Entrance



Brand New Building



Grab-and-go Café



Lobby/Casual Space