

# 172 Broadway, Malden, MA



## 4-Bay Auto Repair Garage - For Lease

172 Broadway is an auto repair garage commercial property in Malden, Massachusetts. Currently operating as AAA-approved repair shop with both dealers license and state inspection. This property features four workable bays accessible via two twelve-foot high overhead doors.

This corner-lot parcel, located along Route 99 and just two blocks from Route 60 (Eastern Avenue), is ideally situated for visibility.



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## Auto Repair Garage

Building Size: 3,867 +/-sf  
Lot Size: 0.166 acres  
Description: 4-Bay concrete block commercial garage building. 2 Overhead doors. First floor front office. Second floor office and storage. 3 restrooms  
Parking: 9 Surface, 5 Covered  
Additional parking may be available in the adjacent lot  
Power: 3-Phase, 200amp  
Heat Fuel: Heat waste oil & regular oil systems  
Water: Municipal  
Sewer: Municipal  
RE Taxes 2024: \$3.67 per sf  
Licenses: Current owner has both Dealers License and State Inspection  
Zoned: HB (Highway Business)

**FOR LEASE:** \$10,000 per month nnn



