



create
your space

Wellesley Office Park

20 - 100 William Street, Wellesley, MA

Wellesley Office Park consists of eight office buildings that rests on 22 beautifully landscaped acres on the bank of the Charles River. This campus-style environment offers convenient on-site amenities and direct access to the Massachusetts Turnpike (I-90), Route 9 and Route 128.



Real Estate



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Property Highlights

- 8 office buildings in a unique business environment on 22 landscaped acres along Charles River
- Immediate access to Route 9 and I-95/128, critical proximity to the Massachusetts Turnpike (I-90)
- Exceptional visibility from Route 128

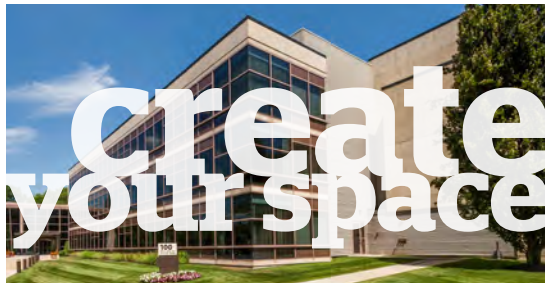
On-site amenities

- New ¾ mile sustainable walking path along the serene Charles River
- New and modern fully staffed fitness center with lockers and showers
- 2 tenant exclusive conference rooms
- Full service cafeteria and Starbucks kiosk
- Parking (3.2 per 1,000 RSF)
- Electric vehicle charging stations
- On-site day care center
- Network of Wi-Fi connections
- Shuttle to Riverside MBTA
- Bocce court

Questions? Contact our listing partners:

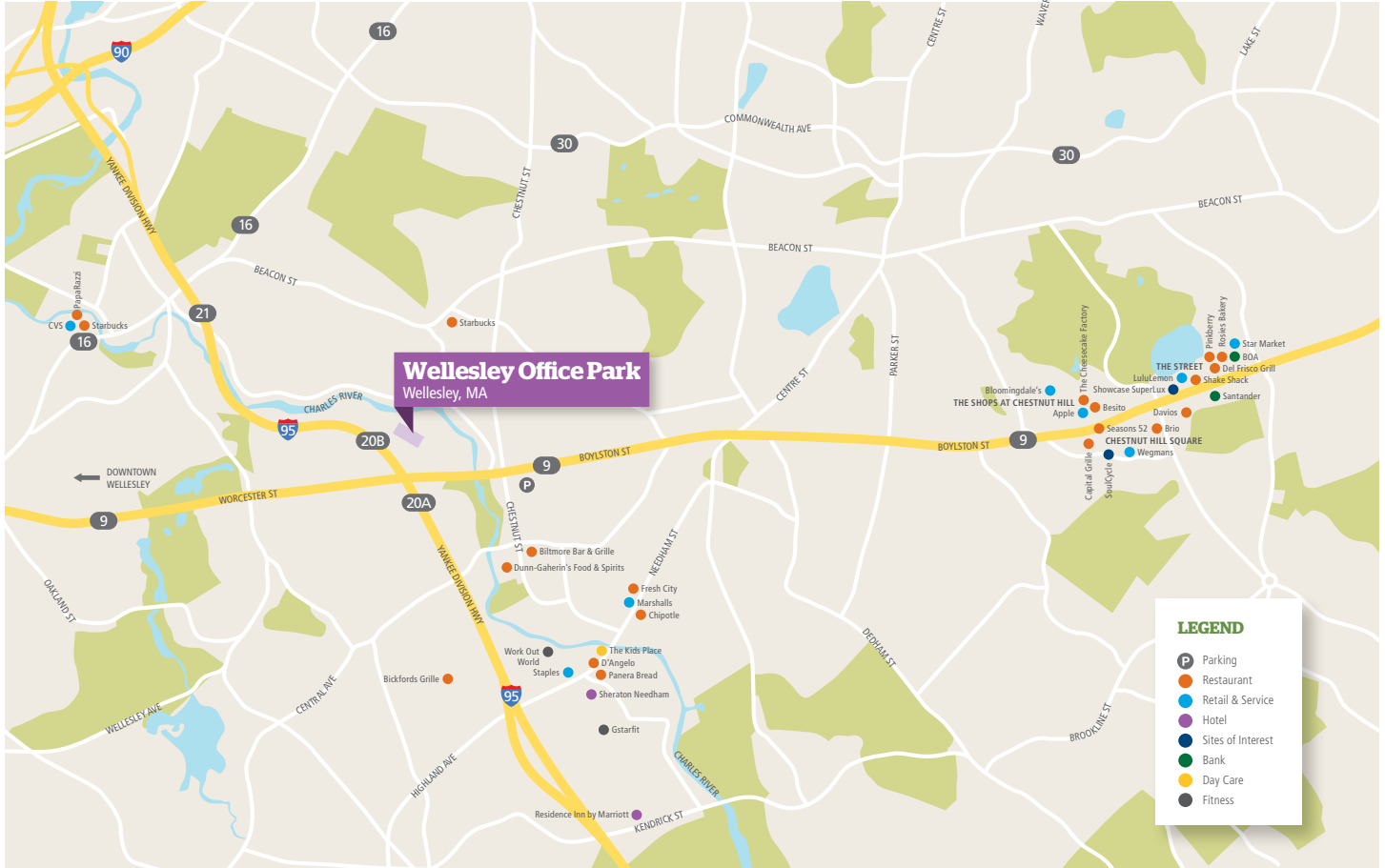
Andy Majewski, Executive Vice President/Partner T: 617.912.7024 E: Andy.Majewski@cbre-ne.com
Bob McGuire, Senior Vice President/Partner T: 617.912.7065 E: Bob.McGuire@cbre-ne.com
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A Superior Location

Wellesley Office Park provides superior accessibility to major transportation routes and local area amenities.

- Park entrance drives on to Route 9 with ability to travel north and south on Route 128
- Located minutes from the Massachusetts Turnpike (I-90), providing convenient access to Logan Airport and Downtown Boston
- Minutes from eateries, retail and services on Needham Street such as Chipotle, Staples, Workout World, and more

- Newly completed multi-million dollar retail expansion and renovation 2 miles away on Route 9
 - **Chestnut Hill Square:** Wegmans, Club Equinox, SoulCycle, Brio, Seasons 52, Panera, Starbucks, Sweet Green, Santander, Sweet Cupcakes, Capital Grill and more
 - **The Street:** Davios, Del Frisco Grill, Shake Shack, Pinkberry, Treat Cupcakes, The Cottage, Legal Seafoods, LuluLemon, Cinema Super Luxe, Star Market, Bank of America, Rosies Bakery and more
 - **The Mall At Chestnut Hill:** The Cheesecake Factory, Tokyo, Besito, Bloomingdales, Apple and more

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Gallery



New sustainable walking path



Full-service cafeteria



Outdoor patio and seating area



Bocce court



Bright Horizons Day Care



State-of-the-art fitness center

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Building on a Foundation of Strength

Look up. You'll see our office towers in major cities across the globe. Our team of real estate professionals is dedicated to managing millions of square feet of commercial real estate for thousands of customers each day. Customers who call our buildings home.



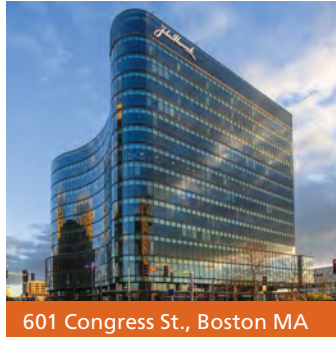
Global Portfolio

Our global portfolio includes office, industrial, retail and multi-family space. We operate as John Hancock Real Estate in the U.S. and as Manulife Real Estate in all other parts of the world. We own, manage and develop commercial real estate in major metropolitan cities shaping skylines across the globe.

For more information about us, visit: johnhancockrealestate.com



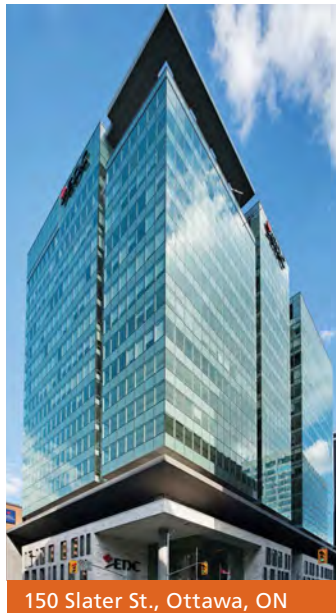
200 Bloor St. E., Toronto ON



601 Congress St., Boston MA



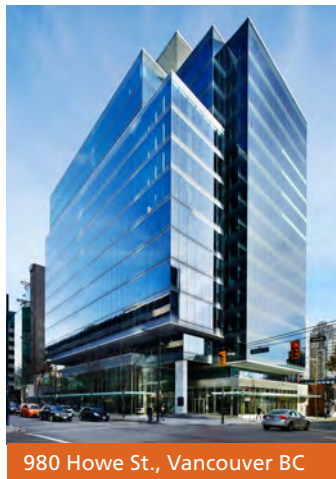
200 S Wacker Dr., Chicago IL



150 Slater St., Ottawa, ON



One Bay East, Hong Kong



980 Howe St., Vancouver BC

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