

Town of Westford Massachusetts

Exceptional Quality of Life-Conveniently Located-Business Friendly-A Green Community

Westford Economic Development Committee
www.westfordma.gov

Westford At-A-Glance



- Total Area: 31 sq. miles
- Population (2010 Census): 21,951
- Labor Force (August 2014): 12,419
- Unemployment (August 2015): 3.6%
- Residential Tax Rate (FY2015): \$16.60
- Commercial Tax Rate (FY2015): \$16.83
- Median Family Income (2014): \$139,397
- Median Home Price (2014): \$424,150
- Job Growth % (2010-2014): 4.06%



Westford



- Located in **Middlesex County**, 35 miles northwest of Boston, 10 miles south of New Hampshire.
- Located in the **I-495 Technology Corridor and the Middlesex 3 Region.**
- Select Employers include:

Red Hat, Juniper Networks, Sonus, Netscout Systems, Puma, Alcatel-Lucent, UTC Aerospace Systems, Cynosure, Mack Technologies, Emerson Hospital, Lowell General Hospital/Circle Health, and St. Jude Medical, NVIDIA

Westford Accolades



Ranked **#11** by Money Magazine's "**Best Places to Live: America's Small Towns**" in 2013.



In 2015 Westford schools rank **8th best school district** out of 150 in Greater Boston.





Westford Academy teachers **ranked 5th** in the state.



Newsweek ranked **Westford Academy** as the **157th best** high school in the United States.

Westford Accolades

 Mass Municipal Association's **best website award** in population category of 15,000 – 49,999.

 Nationally recognized by ADT security as one of the 25 safest

 cities in America. Westford ranked 20th overall.

Recognized by valuepenguin.com as one of the 10th safest large communities in Massachusetts. Westford ranked 3rd

 overall.

Received Gold Award from AAA of Southern New England for Pedestrian Safety.

Education

- **5,350 students, 9 schools**
 - 3 for grades Kindergarten to 2nd
 - 3 for grades 3rd to 5th
 - 2 for grades 6th to 8th
 - Westford Academy, a top ranked high school.
 - Nearly 90% of graduates go on to study at four year colleges.
- Nashoba Valley Technical High School, located in Westford, accepts students from Westford and eight nearby communities.
 - 98% of graduates pursue post-secondary education.



Nearby Colleges & Universities

- **University of Massachusetts Lowell**
 - 9,800 undergraduate students, 4,100 graduate students, 3,000 Continuing Education
 - Offers 33 doctoral, 39 master's, and 120 bachelor's degree programs
 - Industry clusters such as robotics, life sciences, engineering
- **Middlesex Community College, Bedford/Lowell**
 - 13,000 students and 75 degree/certificate programs
 - Affordable workforce training programs for businesses
- **Merrimack College, North Andover**
 - 2,300 full time students from 23 states and 25 countries on 220 acres
 - Princeton Review named Merrimack as Best College in the Northeast
 - US News & World Report listed Merrimack as #8 among regional Bachelor's Comprehensive institutions
- **Massachusetts Institute of Technology and Harvard University**
 - Conveniently located 25 miles from Westford

Recreation, Parks, Nature

- Over 2,000 acres of town-owned conservation land with breathtaking walking trails
- Parks, fields, summer camps, and year-round sports leagues
- 11 lakes and ponds with two public swimming beaches
- 300 acre nature area; Stony Brook Conservation lands
- Bruce Freeman Rail Trail connects Westford to surrounding towns
- 4H Fairgrounds
- Active Recreation Department
- Unique local venues offer recreational opportunities
 - Nashoba Valley Ski Area
 - Kimball Farm
 - Two golf courses: Nabnasset Lake CC, and Butter Brook Golf Club
 - Several private horse stables and riding trails
 - The Butterfly Place



Transportation

- Conveniently located **35 miles northwest of Boston & 40 miles east of Worcester**
- Easy access to Routes 3, I-93, and I-495
- **Commuter rail service** to Boston is available in nearby Littleton and Lowell
- Local companies have established shuttles to and from Cambridge for employees
- Logan Airport within 35 miles
- Manchester, NH - Boston Regional Airport within 30 miles
- Hanscom Field in Bedford, a reliever airport for commercial and corporate executives within 20 miles

Business Corridors

- State Route 110 (Littleton Road) which runs east and west just south of Route 495.
- In the northern part of Westford is State Route 40 with entrance and exit to Route 3, I-495 and Route 110.
- Average daily traffic count on Route 3 is 8,700 vehicles.



Available Office Space

Currently available inventory includes:

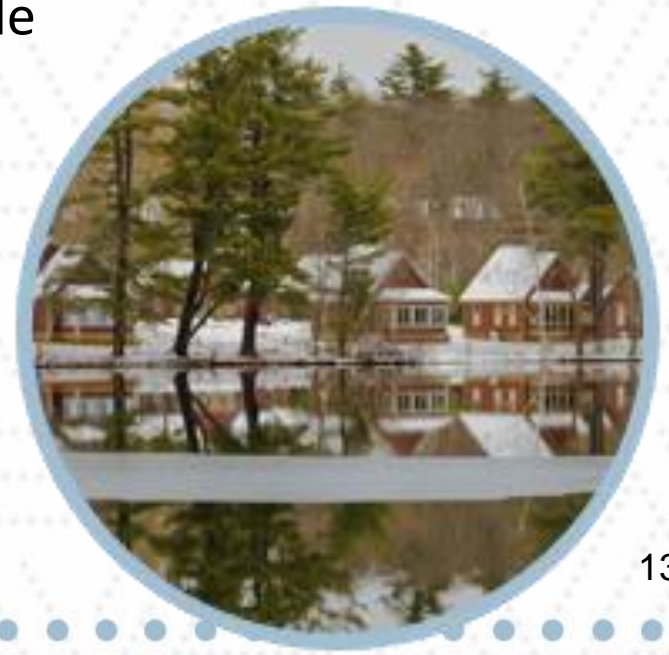
- 200,000 sq ft of Class A office space in Tech Park “East”, which houses many of Westford’s high-tech firms, and consists of numerous modern buildings in a campus setting
- 525,000 sq ft of pre-permitted office, research and development space ready for new development in Tech Park “West”
- Numerous office suites and storefronts available along the Route 110 corridor



Housing Availability

Range of options:

- Single family residences
- 55+ condominium development
- Brand new 220 unit luxury apartment complex
- Abbot Mill Apartments – Urban loft style
- Summer Village at the Pond – seasonal vacation cottages on Long Sought for Pond
- Affordable rentals and housing units



Efficient Permitting

- Westford's commitment to economic development has resulted in a more transparent, efficient and predictable permitting process.
 - The Director of Land Use Management serves as a single point of contact for the town's land development boards and pre-application and technical review meetings.
- With experienced town boards and knowledgeable staff, the Westford permitting process is efficient for most applications.

Incentives to locate in Westford

In addition to expedited permitting, there are numerous reasons and incentives to locate your business in Westford:

- Exceptional school system and quality of life and proximity to Boston Metro Area
- An Economic Target Area which enables new/existing businesses to apply for tax incentives (TIF's)
- Availability of an excellent, skilled labor force
- High quality technology infrastructure
- Renowned colleges and universities
- Westford Business Association with over 100 members
- Easy access to excellent medical centers

Business & Economic Development

The Westford Economic Development Committee, formed in 2012, advises the Board of Selectmen on issues concerning policies, regulations, by-laws and zoning that foster commercial growth, strengthen the local economy, and maintain the character of our community. The committee is available to assist your business in its efforts to locate or expand in the Town of Westford.

For more information or to contact the Economic Development Committee, please see the town's website at www.westfordma.gov.



www.westford.gov