

294 Washington Street

+/-4,794 SF • Downtown Crossing



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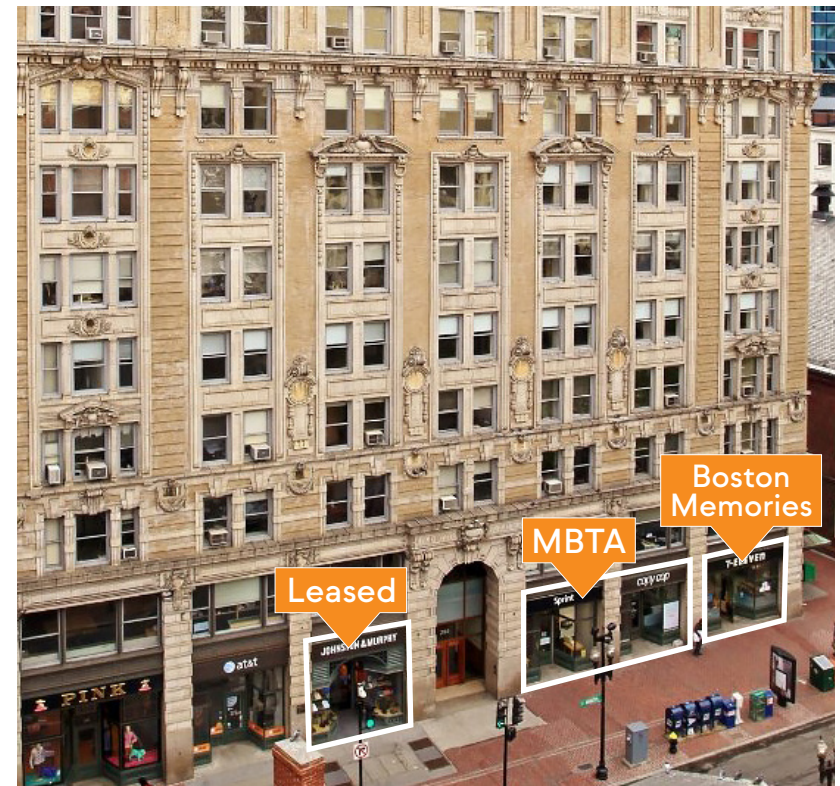
Property Highlights

- +/-4,794 SF retail space located in the heart of Boston's revitalized Downtown Crossing shopping district. The building is located on the Freedom Trail, which has over 4M visitors annually, and is close to dense office & residential populations.
- This 24/7 location is bookended by Boston's two most-trafficked subway stations, drawing 250,000 pedestrians daily to the local theaters, hotels, & residences.
- Neighboring tenants:



Downtown Crossing By The Numbers (1/2 mile radius)

200,855 Daytime Population	250,000 Daytime Pedestrians
\$568 MIL Annual Retail Expenditure	3.71 MIL SF Office Space
\$177 MIL Annual Food & Beverage Sales	19,653 Park Street Green/Red Line Daily Entries
\$175,327 Average Household Income	23,478 Downtown Crossing Orange/Red Line Daily Entries
1,800 Hotel Keys	



Street Level

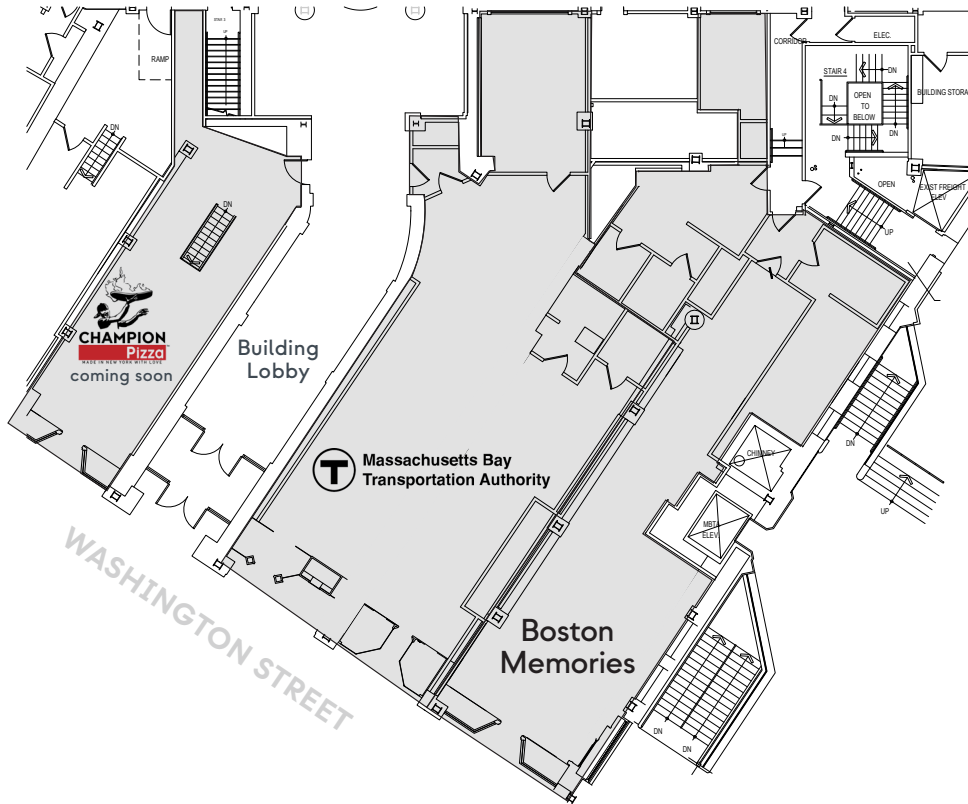
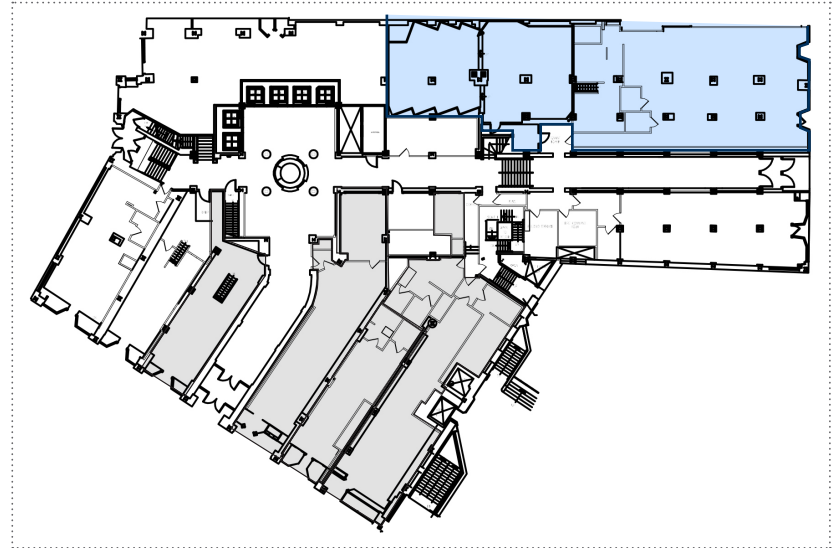
+/-4,794 SF

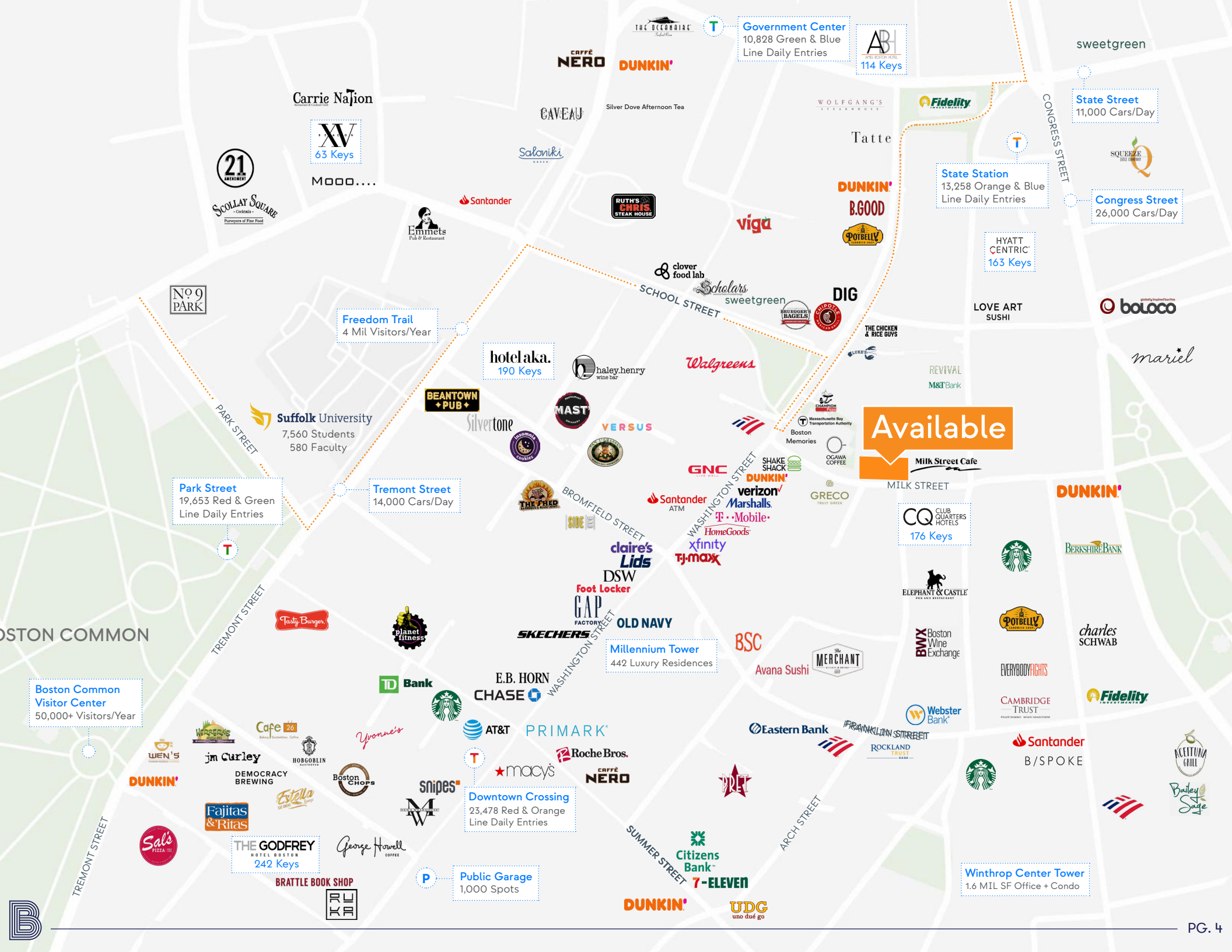
Frontage

+/-33'10"

Delivery

Upon Lease Execution





Government Center
10,828 Green & Blue
Line Daily Entries

ABI
114 Keys

sweetgreen

State Street
11,000 Cars/Day

Carrie Nafion

XV
63 Keys

CAFFÈ NERO **DUNKIN'**

CAVEAU

Silver Dove Afternoon Tea

WOLFGANG'S STEAKHOUSE

Fidelity

T

State Station
13,258 Orange & Blue
Line Daily Entries

Congress Street
26,000 Cars/Day

21
BREWERY

SCOLLAY SQUARE
Purveyors of First Food

MOOO....

Santander

RUTH'S CHRIS STEAK HOUSE

Tatte

DUNKIN'

B.GOOD

POTBELLY

HYATT CENTRIC
163 Keys

LOVE ART SUSHI

boloco

No 9 PARK

Freedom Trail
4 Mil Visitors/Year

hotelaka.
190 Keys

haley.henry
wine bar

Walgreens

clover food lab
SCHOOL STREET

DIG

THE CHICKEN & RICE GUYS

REVIVAL
M&T Bank

marie*

Suffolk University
7,560 Students
580 Faculty

BEANTOWN PUB

MAST

VERSUS

Available

Milk Street Cafe

Park Street
19,653 Red & Green
Line Daily Entries

Tremont Street
14,000 Cars/Day

GNC

Santander ATM

verizon

Marshalls

T-Mobile

HomeGoods

xfinity

TJ-maxx

GRECO
ITALY WHEELS

CQ CLUB QUARTERS HOTELS
176 Keys

DUNKIN'

BOSTON COMMON

Boston Common Visitor Center
50,000+ Visitors/Year

TREMONT STREET

Fasty Burger

planet fitness

BROMFIELD STREET

SKECHERS

DSW

Foot Locker

GAP FACTORY

OLD NAVY

Millennium Tower
442 Luxury Residences

BSC

Avana Sushi

THE MERCHANT
LITTLE BAKERY

ELEPHANT & CASTLE
POULTRY RESTAURANT

Starbucks

BERKSHIRE BANK

charles SCHWAB

POTBELLY
CARAMEL STUFF

EVERYBODY FIGHTS

CAMBRIDGE TRUST
FIDELITY INVESTOR - WEALTH MANAGEMENT

Fidelity

Webster Bank

BMX Boston Wine Exchange

Santander

B/SPOKE

ACCETTUNA CHILL

Bailey Sage

WEN'S

jm Curley

Cafe 24
Coffee, Pastries, Sandwiches

HOBGOBLIN

Boston Craps

Yponie's

AT&T

PRIMARK

Roche Bros.

CAFFÈ NERO

macy's

Downtown Crossing
23,478 Red & Orange
Line Daily Entries

Eastern Bank

FRANKLIN STREET

ROCKLAND TRUST BANK

Santander

B/SPOKE

TREMONT STREET

Sal's PIZZA

Fajitas & Ritas

THE GODFREY HOTEL BOSTON
242 Keys

George Howell COFFEE

BRATTLE BOOK SHOP

TRU

P **Public Garage**
1,000 Spots

SUMMER STREET

Citizens Bank

7-ELEVEN

DUNKIN'

UDG uno due go

Winthrop Center Tower
1.6 MIL SF Office + Condo



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